



**GRASSROOTS**  
REALTY GROUP

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**402138 Meridian Street  
Rural Foothills County, Alberta**

**MLS # A2227210**



**\$750,000**

**Division:** NONE

**Lot Size:** 35.65 Acres

**Lot Feat:** -

**By Town:** Okotoks

**LLD:** -

**Zoning:** AG

**Water:** None

**Sewer:** -

**Utilities:** -

Discover 35.65 picture perfect acres of unspoiled terrain just 5 minutes from Okotoks! Great investment opportunity! This captivating property boasts a breathtaking 360 degree view western vista of the majestic Rocky Mountains to overlooking valley views right into Okotoks located within the highly coveted Foothills County. Easily accessible via Highway 2 or head straight South through Okotoks on 2A past wal-mart. South on 783, west on 402 ave, then south on Meridian street. Endless options to potentially build a dream residence atop the hill, where every sunrise and sunset offers panoramic views of natural beauty. Ideal for esteemed farmers, this idyllic locale presents a perfect haven for horses and cherished rural living!