



GRASSROOTS
REALTY GROUP

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HWY 584
Rural Mountain View County, Alberta

MLS # A2237740



\$799,000

Division: NONE

Lot Size: 124.24 Acres

Lot Feat: -

By Town: Sundre

LLD: 14-33-7-W5

Zoning: AG

Water: None

Sewer: -

Utilities: -

Here's a great piece of land for just about anything you want to do. If it's cows, horses, goats, chickens or whatever....this is the place. At the moment, it's hosting a herd of happy cows. It's a clean slate and just waiting for the right folks to bring their dreams. The property is only 3 minutes from the Bearberry saloon and a short 25 kms from the west end of Sundre so whatever it is that you need, it's not far away! The bonus is the creek that runs long the east boundary and the fact that the pavement runs right past your gate. There's also a catch pen and loading area so moving your livestock in or out won't be a big chore. This lovely piece of paradise will easily handle 30 head so drop out and have a look. If you're looking for a spot as a staging area to the west country, the South James forestry allotment is a short quad or side by side ride away. Possibilities are endless here so don't delay!