



GRASSROOTS
REALTY GROUP

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21 Elkstone Way
Rural Rocky View County, Alberta

MLS # A2239564



\$585,000

| | |
|-------------------|---|
| Division: | Glendale Meadows |
| Lot Size: | 2.00 Acres |
| Lot Feat: | - |
| By Town: | Calgary |
| LLD: | 8-26-3-W5 |
| Zoning: | R-CRD |
| Water: | Co-operative |
| Sewer: | - |
| Utilities: | Electricity at Lot Line, Water At Lot Line, Natural Gas at Lot Line |

Welcome to ELKSTONE ESTATES (Lot #3) in the picturesque Bearspaw area. This is your chance to embrace peaceful country living while staying conveniently close to city amenities. Situated on a quiet cul-de-sac, this 2-acre lot offers a tranquil setting with open spaces, a paved road, and underground services right to the property line (including Power, Gas, and Rocky View Water Co-op). You're free to build your custom home with the builder of your choice. Thoughtfully crafted Architectural Guidelines help maintain the integrity and long-term value of the community. Come check out the property and see for yourself what makes this new Bearspaw development so special. Bonus for builders: 4 lots currently available in this desirable rural location.