



GRASSROOTS
REALTY GROUP

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**20, 31048 50 Range Road
Rural Mountain View County, Alberta**

MLS # A2263536



\$270,000

Division: NONE

Lot Size: 3.01 Acres

Lot Feat: Treed

By Town: Cremona

LLD: 1-31-5-W5

Zoning: R-CR1

Water: None

Sewer: -

Utilities: -

Scenic 3-Acre Parcel NW of Cremona – No Building Restrictions! This beautiful 3-acre parcel, located just northwest of Cremona, offers an excellent opportunity to build your ideal country home or retreat. Enjoy a peaceful setting with a gently rolling landscape and several great building sites to choose from. Access is easy, with pavement right access and only 500 metres of gravel to the property. Utilities are close by, with gas and power at the property line. -No building restrictions or timelines -Quiet location just off Highway 22 -Rolling terrain with plenty of natural character -Great potential for future investment or your dream home This is a rare chance to own land in a desirable area with flexibility and space to create exactly what you want.