



GRASSROOTS
REALTY GROUP

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**64 STREET NE Coal Trail NW
High River, Alberta**

MLS # A2100393



\$8,280,000

Division: Highwood Village

Lot Size: 92.00 Acres

Lot Feat: -

By Town: -

LLD: 11-19-29-W4

Zoning: CR-1

Water: Well

Sewer: Holding Tank, Private Sewer

Utilities: -

92 ACRES OF LAND FOR DEVELOPMENT IN THE NORTHWEST CORNER OF HIGH RIVER / NEXT TO HWY 549 (498 AVENUE) HWY 2 / HWY 2A / 10 MINUTES TO OKOTOKS / 20 MINUTES TO SOUTH CALGARY / APPROVALS THAT ARE IN PLACE AS FOLLOWS A.S.P. (AREA STRUCTURE PLAN) / F.S.P. (FUNCTIONAL STUDY PLAN) C.S.A. (COST SHARING AGREEMENT / WITH NEIGHBOURHOOD OUTLINE PLAN ESTABLISHED / PRICED AT \$85,000 PER ACRE / GREAT LAND TO DEVELOP with HIGHEST ELEVATION IN THE TOWN OF HIGH RIVER / THIS LAND HAS NEVER FLOOD / TERMS MAY BE AVAILABLE / MORE INFORMATION AVAILABLE ON REQUEST