

**Township Road 252  
Rural Rocky View County, Alberta****MLS # A2240537****\$899,900****Division:** NONE**Lot Size:** 7.07 Acres**Lot Feat:** -**By Town:** Calgary**LLD:** 11-25-3-W5**Zoning:** R-RUR**Water:** Co-operative**Sewer:** None**Utilities:** -

An exceptional opportunity to secure a prestigious parcel of land in the heart of Springbank. Located just minutes west of Calgary, this expansive property offers the perfect canvas to build your dream estate in one of Alberta's most desirable rural communities. With a serene country setting, this site offers breathtaking views, gently rolling terrain, and excellent accessibility to city amenities, top-tier schools, and recreational facilities. Whether you envision a private country residence, equestrian setup, or future investment potential, this property delivers on all fronts. Enjoy the peace and privacy of acreage living with no compromise on convenience. Opportunities like this are becoming increasingly rare &mdash; don't miss your chance to own a piece of Springbank's most coveted landscape including water service to the North Springbank Water Coop.