

# \$5,307,600 - 88 Acres Range Road 281, Chestermere

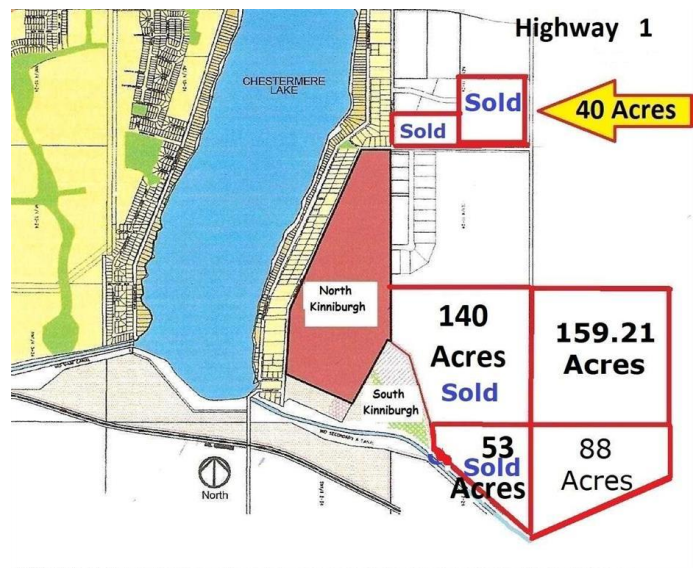
MLS® #A2101090

**\$5,307,600**

0 Bedroom, 0.00 Bathroom,  
Land on 88.00 Acres

N/A, Chestermere, Alberta

88 acres inside Chestermere, Alberta, east of Kinniburgh Estates. Adjacent to CN Rail line; City staff have indicated a desire to have development possibly integrate the rail. City Stormwater Master Plan indicates a City-approved stormwater system in this area, which may provide a very nice water feature for adjoining lands. East Chestermere is in active development with Centron Clearwater Park now well underway and development in East Acreages in planning stages. This may be your opportunity. The future looks bright with De Havilland Canada Aerospace headquarters and others coming to Wheatland County, Chestermere is ideally suited to meet all their needs. Future development potential, with residential subdivision of Kinniburgh located to the west and Chestermere Municipal Development Plan is showing primarily future residential development in this area. No ASP currently but neighboring landowners are considering. Adjacent land is for sale, providing a great opportunity to obtain individual or large land holding for development within the City of Chestermere. Chestermere Health Centre and elementary school in the neighboring Kinniburgh community, Chestermere High School to the east on Highway 671.. GST applies. Access by appointment only.



## Essential Information

MLS® #	A2101090
Price	\$5,307,600
Bathrooms	0.00
Acres	88.00
Type	Land
Sub-Type	Residential Land
Status	Active

### Community Information

Address	88 Acres Range Road 281
Subdivision	N/A
City	Chestermere
County	Chestermere
Province	Alberta
Postal Code	T1X 0M5

### Additional Information

Date Listed	May 1st, 2024
Days on Market	475
Zoning	RUR

### Listing Details

Listing Office	Legacy Real Estate Services
----------------	-----------------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.