



## 370252 Hwy 547 Rural Foothills M.D. AB

\$599,000

The sweeping view is spectacular from this property! You can see for miles from the mountains to the Okotoks valley. The zoning is Country Residential. Though the municipality told us that the property can be subdivided into 4 parcels, you would need to confirm with the MD of Foothills. The property is land value only. Please see additional remarks regarding the home on the property. The home on the property is 100 years old this year. You could live in it while your new home is being built, but it's pretty basic living. The house cannot be saved. The foundation is crumbling among other reasons. The home is not connected to the well on the property. There is a cistern and presently water is trucked in from Calgary at \$175 a tank. We will be completely open and transparent about this property.



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