



264201 Range Road 12 Airdrie Alberta

\$2,690,000

Excellent investment 4.64 Acres located in the fast growing city of Airdrie. Property is designated residential in an approved Community Area Structure Plan (CASP). The city wants multi family on the property with potential TOWNHOMES , APARTMENTS or possible MIXED USE. Close proximity to future High School and Rec Center to be constructed east of the property on Mattamy owned lands. House has an office on Main as well den and porch room (not included in the main floor area measurement) not heated. Basement fully developed with 2 BR's 3 piece bath storage and large open lounging area with bar. Qualico currently adjacent to the property with Mattamy directly east on 24 St. currently being rough graded. (id:6769)

3pc Bathroom 8.83 M x 7.17 M

Bedroom 12.75 M x 17.33 M

Bedroom 10.25 M x 11.17 M

Recreational, Games room 27.00 M x 30.00 M

Primary Bedroom 17.17 M x 14.92 M

Bedroom 11.33 M x 12.50 M

Dining room 10.42 M x 14.08 M

Breakfast 14.42 M x 11.25 M

Sunroom 14.42 M x 13.67 M

4pc Bathroom 5.08 M x 9.50 M

2pc Bathroom 4.75 M x 4.92 M

Kitchen 12.75 M x 15.42 M

Living room 12.67 M x 15.67 M

Den 10.17 M x 10.92 M

Office 11.25 M x 12.17 M

4pc Bathroom 14.92 M x 7.58 M

Listing Presented By:



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