

\$3,600,000 - 252081 Range Road 281, Rural Rocky View County

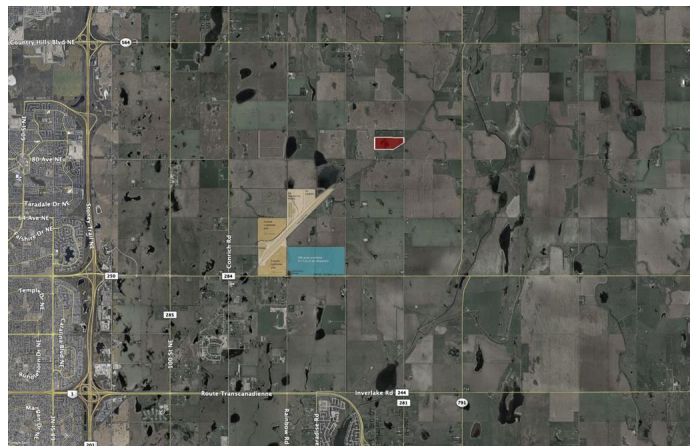
MLS® #A2225279

\$3,600,000

0 Bedroom, 0.00 Bathroom,
Land on 60.60 Acres

NONE, Rural Rocky View County, Alberta

Rare opportunity to acquire a strategically located 60-acre development parcel with the Conrich ASP. This property is immediately adjacent to CN Rail with strong potential for direct rail access, making it ideal for those seeking intermodal connectivity, and large-scale distribution or industrial operations. Positioned just northeast of the Calgary Logistics Park, the site benefits from close proximity to major transportation corridors and a well established logistics network. Can be combined with an adjacent 40-acre parcel for a total of 100 acres, enabling the development of a rail-serviced industrial park.



Essential Information

MLS® #	A2225279
Price	\$3,600,000
Bathrooms	0.00
Acres	60.60
Type	Land
Sub-Type	Industrial Land
Status	Active

Community Information

Address	252081 Range Road 281
Subdivision	NONE
City	Rural Rocky View County

County	Rocky View County
Province	Alberta
Postal Code	T1Z 0E9

Additional Information

Date Listed	May 26th, 2025
Days on Market	156
Zoning	A-GEN

Listing Details

Listing Office	Terradigm Real Estate Advisors Ltd.
----------------	-------------------------------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® 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.