

# \$577,500 - 48051 295 Avenue E, De Winton

MLS® #A2189518

**\$577,500**

0 Bedroom, 0.00 Bathroom,  
Land on 2.22 Acres

NONE, De Winton, Alberta

this 2.22-acre country residential lot offers a harmonious blend of natural beauty and rural charm. Surrounded by ranch-style fencing, the property exudes a welcoming and secure atmosphere, perfect for creating your own private sanctuary.

The lot boasts stunning panoramic views of both the dynamic Calgary skyline and the majestic Rocky Mountains. Imagine waking up each morning to the sight of sunrises casting a golden glow over the city, and evenings spent watching the sun dip behind the rugged peaks, painting the sky with hues of pink and orange.

This land is an ideal canvas for your dream home, where you can enjoy the tranquility of rural living while still being within reach of urban conveniences. It's a place where the natural world meets modern possibilities, offering a unique opportunity to embrace the best of both worlds. Tax has not yet been assessed for this lot.



## Essential Information

|           |                  |
|-----------|------------------|
| MLS® #    | A2189518         |
| Price     | \$577,500        |
| Bathrooms | 0.00             |
| Acres     | 2.22             |
| Type      | Land             |
| Sub-Type  | Residential Land |

|        |        |
|--------|--------|
| Status | Active |
|--------|--------|

### Community Information

|             |                    |
|-------------|--------------------|
| Address     | 48051 295 Avenue E |
| Subdivision | NONE               |
| City        | De Winton          |
| County      | Foothills County   |
| Province    | Alberta            |
| Postal Code | T0L 0X0            |

### Amenities

|           |                                                                     |
|-----------|---------------------------------------------------------------------|
| Utilities | Electricity at Lot Line, Natural Gas at Lot Line, Phone At Lot Line |
|-----------|---------------------------------------------------------------------|

### Exterior

|                 |                        |
|-----------------|------------------------|
| Lot Description | Rectangular Lot, Views |
|-----------------|------------------------|

### School Information

|          |                                  |
|----------|----------------------------------|
| District | Foothills School Division No. 38 |
|----------|----------------------------------|

### Additional Information

|                |                    |
|----------------|--------------------|
| Date Listed    | January 22nd, 2025 |
| Days on Market | 244                |
| Zoning         | C-RA               |

### Listing Details

|                |                    |
|----------------|--------------------|
| Listing Office | First Place Realty |
|----------------|--------------------|

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