

# \$550,000 - Sw 15-32-4w5m Township Road 322, Rural Mountain View County

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MLS® #A2248020

**\$550,000**

0 Bedroom, 0.00 Bathroom,  
Agri-Business on 44.48 Acres

NONE, Rural Mountain View County, Alberta

This 44.48-acre agricultural parcel offers productive, cultivated farmland just south of Sundre, with direct access from Highway 22 via Township Road 322. Flat, open, and highly usable, it is ideal for crop production, pasture, or other agricultural pursuits and serves as the perfect complement to the neighbouring 105.20-acre forested riverfront acreage (MLS# A2248012). Together, these two parcels would create a remarkable 149.68-acre holding that blends agricultural utility with a private natural sanctuary. As part of the larger property, this land expands the possibilities from a multi-generational homestead to a working farm, equestrian operation, or legacy estate to share for generations.



## Essential Information

|           |               |
|-----------|---------------|
| MLS® #    | A2248020      |
| Price     | \$550,000     |
| Bathrooms | 0.00          |
| Acres     | 44.48         |
| Type      | Agri-Business |
| Sub-Type  | Agriculture   |
| Status    | Active        |

## Community Information

|             |                                 |
|-------------|---------------------------------|
| Address     | Sw 15-32-4w5m Township Road 322 |
| Subdivision | NONE                            |

|             |                            |
|-------------|----------------------------|
| City        | Rural Mountain View County |
| County      | Mountain View County       |
| Province    | Alberta                    |
| Postal Code | T0M 1X0                    |

### **Amenities**

|           |                                                                                |
|-----------|--------------------------------------------------------------------------------|
| Utilities | Cable Available, Electricity Available, Natural Gas Available, Phone Available |
|-----------|--------------------------------------------------------------------------------|

### **Additional Information**

|                |                   |
|----------------|-------------------|
| Date Listed    | August 14th, 2025 |
| Days on Market | 74                |
| Zoning         | 2                 |

### **Listing Details**

|                |                                       |
|----------------|---------------------------------------|
| Listing Office | Sotheby's International Realty Canada |
|----------------|---------------------------------------|

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