

# \$1,700,000 - 3000 23 Street N, Didsbury

MLS® #A2217303

**\$1,700,000**

0 Bedroom, 0.00 Bathroom,  
Land on 77.79 Acres

NONE, Didsbury, Alberta

Welcome to Creekside, the premier development nestled on the North End of Didsbury, where the enchanting Rosebud River gracefully winds its way along the northeast corner of the property. As the newest addition to the vibrant town of Didsbury, Creekside promises a harmonious blend of residential and industrial opportunities, making it a prime investment destination. The Residential portion of this development, spans 67.79 Acres plus 10 Acres of the Environmental Reserve. Creekside presents a diverse array of opportunities for developers and investors. Boasting 222 mixed residential lots and 17 separate industrial lots, the development is meticulously planned to ensure a seamless integration of residential and industrial spaces. Moreover, the industrial lots are strategically buffered from residential areas, preserving the peaceful ambiance of the community. Conveniently situated just a short distance West of QE2, Creekside offers unparalleled accessibility while maintaining the tranquility of its natural surroundings. With easy access to major transportation routes, residents and businesses alike will find themselves seamlessly connected to urban amenities and rural charm.



## Essential Information

MLS® #

A2217303

Price	\$1,700,000
Bathrooms	0.00
Acres	77.79
Type	Land
Sub-Type	Residential Land
Status	Active

### Community Information

Address	3000 23 Street N
Subdivision	NONE
City	Didsbury
County	Mountain View County
Province	Alberta
Postal Code	T0M 0W0

### Additional Information

Date Listed	May 2nd, 2025
Days on Market	50
Zoning	A

### Listing Details

Listing Office	Real Broker
----------------	-------------

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