

\$1,575,000 - 100 Mount Fable Drive, Exshaw

MLS® #A2253642

\$1,575,000

0 Bedroom, 0.00 Bathroom,
Land on 1.17 Acres

NONE, Exshaw, Alberta

Rare Multi-Family Development Opportunity in the Heart of the Rockies! This is a unique chance for developers to acquire a multi-family lot in one of the Rockies' most desirable mountain communities. Currently approved for 7 units—with the potential for additional density pending approval from the MD of Bighorn—this property presents incredible development potential. Located just 15 minutes from Canmore and 40 minutes from Cochrane via the scenic Highway 1A, the site offers the perfect balance of peaceful mountain living and convenient access to urban amenities. Surrounded by breathtaking mountain vistas, this location is ideal for outdoor enthusiasts. From skiing, hiking, and mountain biking to fishing and cycling, year-round adventure awaits just beyond your doorstep. Don't miss this exceptional opportunity to build in a truly special setting. Full info package available including lot massing & lot slip details showing detailed the investment potential.

Essential Information

MLS® #	A2253642
Price	\$1,575,000
Bathrooms	0.00
Acres	1.17
Type	Land
Sub-Type	Residential Land



Status Active

Community Information

Address 100 Mount Fable Drive
Subdivision NONE
City Exshaw
County Bighorn No. 8, M.D. of
Province Alberta
Postal Code T0L2C0

Additional Information

Date Listed September 3rd, 2025
Days on Market 20
Zoning Res Multi

Listing Details

Listing Office CENTURY 21 NORDIC REALTY

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.