

# \$165,000 - 13, 420069 Range Road 284, Rural Ponoka County

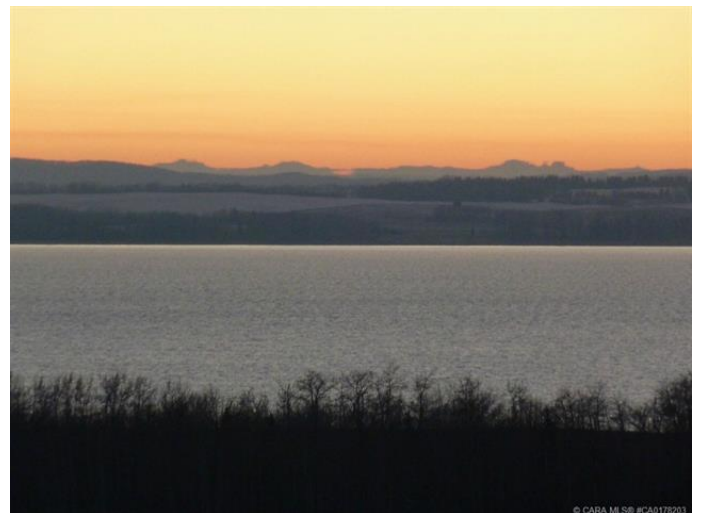
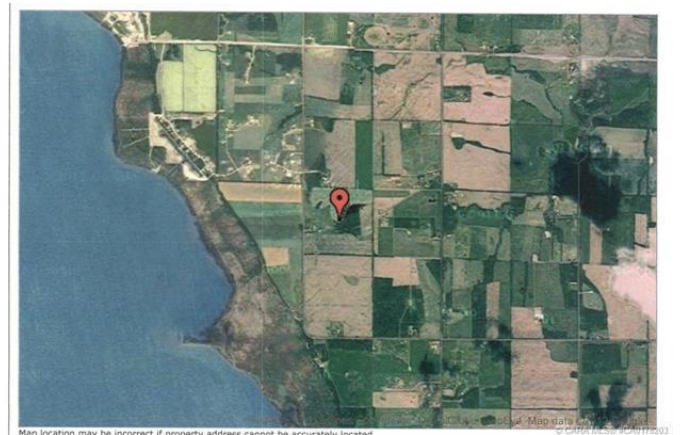
MLS® #A1042400

## \$165,000

0 Bedroom, 0.00 Bathroom,  
Land on 2 Acres

Grandview Estates, Rural Ponoka County, Alberta

The rise of the American dollar has made lake living in Alberta far more attractive. Come to a look at Grandview Estates. Boasting an upscale architecturally controlled subdivision that is intertwined amongst 50 acres of environmental reserve featuring established walking trails, abundant wildlife, local history and a stocked fish pond in the summer and a skating area in the winter. The view is so amazing that it is better described as an experience. Every lot boasts a spectacular view of the lake; some views encompass the entire length of Gull Lake. Imagine closing every single day with yet another uniquely pleasing sunset. If golf is your thing there is a new golf course development slated a short 9 iron away. Boat access is 5 minutes away at the Raymond Shores public boat launch. Taxes have not been assessed yet. 10 % price reduction for buyers purchasing before end of December 2020 . Grandview Estates is a 31 lot acreage subdivision with acreages ranging from 1 to 6 acres in size.



## Essential Information

MLS® #	A1042400
Price	\$165,000
Bathrooms	0.00
Acres	2.00
Type	Land
Sub-Type	Land

Style	Acreage with Residence
Status	Active

### **Community Information**

Address	13, 420069 Range Road 284
Subdivision	Grandview Estates
City	Rural Ponoka County
County	Ponoka County
Province	Alberta
Postal Code	T4J 1R3

### **Additional Information**

Date Listed	October 14th, 2020
Days on Market	41
Zoning	CR

### **Listing Details**

Listing Office	Royal LePage Lifestyles Realty
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