

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

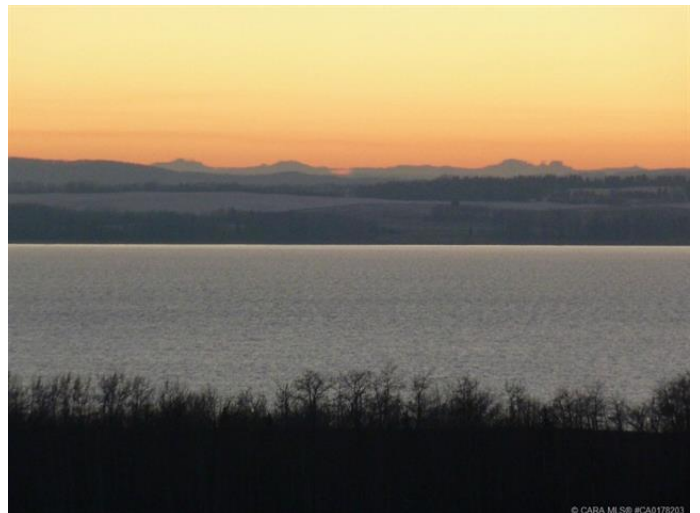
MLS® #A2203151

**\$165,000**

0 Bedroom, 0.00 Bathroom,  
Land on 1.67 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 30 acres of environmental reserve featuring established walking trails, abundant wildlife, local history. 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.. Boat access is 5 minutes away at the Raymond Shores public boat launch. Taxes have not been assessed yet. Grandview Estates is a 31 lot acreage subdivision with acreages ranging from 1 to 6 acres in size.



## Essential Information

|           |                  |
|-----------|------------------|
| MLS® #    | A2203151         |
| Price     | \$165,000        |
| Bathrooms | 0.00             |
| Acres     | 1.67             |
| Type      | Land             |
| Sub-Type  | Residential Land |
| 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    | March 17th, 2025 |
| Days on Market | 50               |
| Zoning         | CR               |

### **Listing Details**

|                |                                |
|----------------|--------------------------------|
| Listing Office | Royal LePage Lifestyles Realty |
|----------------|--------------------------------|

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