



GRASSROOTS
REALTY GROUP

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Hwy 53, On
Rural Ponoka County, Alberta

MLS # A2327033



\$225,000

Division: NONE

Lot Size: 22.00 Acres

Lot Feat: Rectangular Lot

By Town: Ponoka

LLD: 3-43-23-W4

Zoning: AG

Water: None

Sewer: -

Utilities: -

Rare opportunity! 22 acres in with endless possibilities in prime Central Alberta location! Ideally situated just a short drive east of Ponoka with direct frontage on Highway 53, this versatile property offers an excellent opportunity to build your dream country home. Approximately 13 acres are currently in crop, while the remaining 9 acres feature mature trees, providing privacy and a beautiful natural setting. Whether you're envisioning an equestrian property, a hobby farm, a livestock operation, or the perfect shop and home combination, this parcel offers the space and flexibility to bring your plans to life. Enjoy the convenience of a highly accessible location while embracing the peace and freedom of rural living. Can be purchased with adjacent 20.65 acres with home, see MLS #A2327150.