

# \$879,000 - 424 Township Road, Rural Ponoka County

MLS® #A2208113

**\$879,000**

0 Bedroom, 0.00 Bathroom,  
Land on 85.25 Acres

NONE, Rural Ponoka County, Alberta

Country living and convenience are what you will find with this exceptional 85+acre parcel just minutes from town. This stunning property features mature trees, a natural creek (Wolf Creek), and a peaceful setting, making it an ideal location to build your dream home in the country. It is conveniently located between Highway 2 and Highway 2A. With prime building sites and easy access to town, you can enjoy rural tranquility without sacrificing convenience. Future road improvements in 2025 include plans for three new bridges, enhancing accessibility, while power and gas are at the property line; providing a head start for your construction plans. The land offers endless possibilities, from creating a hobby farm to utilizing as grazing land or even pursuing subdivision opportunities. This picturesque land is a rare find that presents natural beauty, practicality, and a prime location.



## Essential Information

MLS® #	A2208113
Price	\$879,000
Bathrooms	0.00
Acres	85.25
Type	Land
Sub-Type	Residential Land
Status	Active

## Community Information

Address	424 Township Road
Subdivision	NONE
City	Rural Ponoka County
County	Ponoka County
Province	Alberta
Postal Code	T4J 1R3

## Additional Information

Date Listed	April 3rd, 2025
Days on Market	5
Zoning	Agricultural

## Listing Details

Listing Office	RE/MAX real estate central alberta
----------------	------------------------------------

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.