



GRASSROOTS
REALTY GROUP

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**On Highway 2A
Rural Ponoka County, Alberta**

MLS # A2276041



\$219,000

Division: NONE

Lot Size: 27.60 Acres

Lot Feat: Many Trees

By Town: Morningside

LLD: 11-42-26-W4

Zoning: AG

Water: None

Sewer: -

Utilities: -

This parcel encompasses approximately 27.5 acres of land, characterized by a harmonious blend of spruce trees and pasture areas. There are a variety of ways you could choose to embrace the area's potential. If you aspire to build your dream home on a beautiful property in a coveted location, this is the place for you. With a newly constructed approximate 550 foot private drive provides discrete access to a secluded, private building site set among towering spruce trees, this acreage presents a rare opportunity to turn your dreams into reality.