



GRASSROOTS
REALTY GROUP

1-833-477-6687
aloha@grassrootsrealty.ca

418 Sand Hills Drive
Rural Ponoka County, Alberta

MLS # A2296310



\$94,900

Division: Wolf Creek Village

Lot Size: 0.40 Acre

Lot Feat: -

By Town: Ponoka

LLD: 2-42-26-W4

Zoning: Recreational Resort

Water: None

Sewer: -

Utilities: -

Discover the perfect setting to bring your dream home to life on this exceptional walkout lot, ideally located at the end of a quiet cul-de-sac on Sand Hills Drive. Offering a rare sense of privacy, this property backs onto the golf course and captures stunning west-facing views of the rolling fairways and peaceful pond. Enjoy breathtaking sunsets and the serenity of this sought-after location. Situated within a welcoming community and just a short drive to both Ponoka and Lacombe, this is an outstanding opportunity to build in one of Central Alberta's most desirable golf course settings.