

**36, 421057 Range Road 284**  
**Rural Ponoka County, Alberta**

**MLS # A2221882**



**\$84,500**

**Division:** Skyview Pointe

**Lot Size:** 2.35 Acres

**Lot Feat:** Irregular Lot, Lake

**By Town:** Gull Lake

**LLD:** 9-42-28-W4

**Zoning:** CR

**Water:** None

**Sewer:** -

**Utilities:** -

Discover the perfect blend of space, views, and convenience with this 2.35-acre lot, one of the largest in the subdivision! Nestled near Gull Lake, this property offers breathtaking lake views and a prime location just 2 minutes from a public boat launch, making it an ideal spot for water enthusiasts. With building restrictions in place, you can be sure of a well-maintained and thoughtfully planned community, while the absence of time restrictions allows you to build at your own pace. Located within easy reach of Lacombe, Bentley, Rimbey, and Red Deer, this property offers both seclusion and accessibility. Whether you're looking to create a year-round residence or a weekend retreat, this exceptional piece of land provides the space, scenery, and freedom to bring your vision to life!