

# \$94,900 - 414 Sand Hills Drive, Rural Ponoka County

MLS® #A2194610

**\$94,900**

0 Bedroom, 0.00 Bathroom,  
Land on 0.36 Acres

Wolf Creek Village, Rural Ponoka County,  
Alberta

414 Sand Hills Drive is a gorgeous walkout lot at Wolf Creek Village. The land features a hilltop view of the pond, golf course, and Mother Nature's countryside. The sloping terrain is perfectly suited for a walkout home. A number of new homes are currently being constructed in the Village. The legendary Wolf Creek Golf Resort is conveniently located between Edmonton and Calgary... just off the QEII and Hwy 2A with quick access to the two closest communities - the Town of Ponoka and the City of Lacombe. Now with new ownership/management, the golf course is recapturing its former glory. The location also provides easy access to year-round recreational opportunities found in Central Alberta such as J.J. Collett Natural Area, Gull Lake, Rocky Mountain House, etc.

## Essential Information

MLS® #	A2194610
Price	\$94,900
Bathrooms	0.00
Acres	0.36
Type	Land
Sub-Type	Residential Land
Status	Active

## Community Information

Address 414 Sand Hills Drive



Subdivision	Wolf Creek Village
City	Rural Ponoka County
County	Ponoka County
Province	Alberta
Postal Code	T4J 0B3

### **Exterior**

Lot Description	Native Plants, Reverse Pie Shaped Lot, Views, Sloped
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### **School Information**

District	Wolf Creek School Division No. 72
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### **Additional Information**

Date Listed	February 14th, 2025
Days on Market	75
Zoning	RR

### **Listing Details**

Listing Office	Royal LePage Lifestyles Realty
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