

**39 Bruhn Bend
Rural Ponoka County, Alberta****MLS # A2238846****\$90,000****Division:** NONE**Lot Size:** 1.64 Acres**Lot Feat:** Backs on to Park/Green Space**By Town:** Rimby**LLD:** 9-42-1-W5**Zoning:** 6**Water:** None**Sewer:** -**Utilities:** -

Looking for a beautiful acreage lot with lots of privacy to build your dream home? This incredible rare and private 1.64 acre lot backing onto a reserve provides the perfect opportunity — nestled in Westview Estates near the shores of Parkland Beach at Gull Lake. Where you can enjoy all your favourite summer activities from swimming, fishing, boating . . . or play a round of golf right across the road at the Gull Lake Golf Course . . . or cross country skiing in the winter. So much on offer here! Close to several communities . . . Rimby, Bentley, Lacombe . . . Red Deer where you will find lots of shopping and entertainment. There is fence on three sides and a gate to the nature reserve with peace of mind that no one will develop behind you. This beautiful spot needs to be checked out!