

**5007, 5009, 5011 42B Street
Ponoka, Alberta**

MLS # A2257843



\$125,000

Division: Riverside

Lot Size: 0.41 Acre

Lot Feat: -

By Town: -

LLD: -

Zoning: R1

Water: -

Sewer: -

Utilities: -

An incredible opportunity awaits with three adjoining lots offered together on one of Ponoka's most desirable locations. Each lot is 50' x 120' for a total area of 150' x 120'. Lots are not serviced with R1 zoning. This location offers natural privacy with mature trees nearby and the added benefit of no new construction to the west. The surrounding neighborhood is one of Ponoka's most established, featuring executive homes, long-term residents, and a true sense of pride of ownership. This is a rare chance to design and build in a setting that blends both convenience and tranquility. Just steps away, you'll find the scenic river valley with endless trails to explore, baseball diamonds, a brand-new dog park, and easy access to the Ponoka Golf Course. Whether you are dreaming of your forever home or planning a thoughtful investment build, this prime location combines lifestyle, value, and unmatched potential.