

# \$499,000 - 19 Hilltop Crescent, Rural Ponoka County

MLS® #A2207420

**\$499,000**

3 Bedroom, 2.00 Bathroom, 1,490 sqft

Residential on 0.50 Acres

Poulsens Pasture, Rural Ponoka County, Alberta

Welcome to Poulsen's pasture in Gull Lake! Recreation or full time, this is a great place to call home. There is almost 1500 square feet of super clean living with three good sized bedrooms, large re-modeled ensuite has dual sinks, large shower and walk in closet. If you enjoy cooking and entertaining well here is a kitchen with island and loads of cupboard space. The living room overlooks a very well manicured back yard and a view of the lake. There has been many upgrades to the house and the two decks which enhance the beautiful property. The detached oversized garage is heated and ready for those seasonal toys that could be due for an oil change or whatever you wish to do. The yard is also equipped with two full trailer hook ups (power, water, sewer). Storage is no problem as there are three sheds that come with this awesome property. New water pump (Feb 2025). There is so much more to be seen.

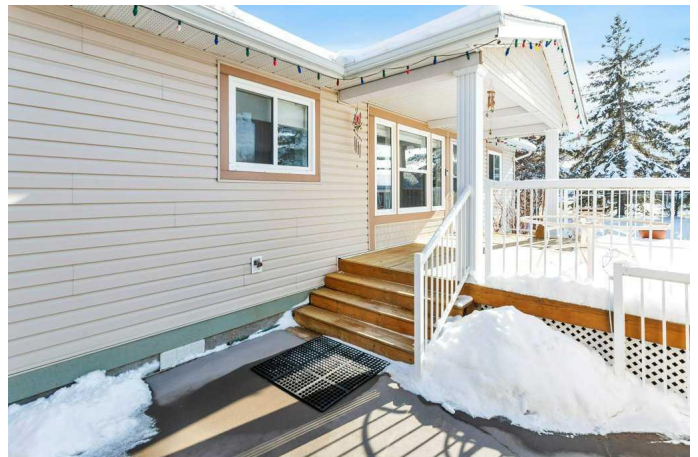
Directions: Northwest corner of Gull Lake in Poulsen's Pasture just East of Golf Course and only ten minutes from Rimbey where there is a hospital, schools, commerce, entertainment, shopping and so much more.

Built in 1999

## Essential Information

MLS® # A2207420

Price \$499,000



Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,490
Acres	0.50
Year Built	1999
Type	Residential
Sub-Type	Detached
Style	Acreage with Residence, Modular Home
Status	Active

### Community Information

Address	19 Hilltop Crescent
Subdivision	Poulsens Pasture
City	Rural Ponoka County
County	Ponoka County
Province	Alberta
Postal Code	T0C2J0

### Amenities

Utilities	Electricity Connected, Natural Gas Connected, Fiber Optics at Lot Line, Garbage Collection, Phone Connected
Parking Spaces	6
Parking	Double Garage Detached
# of Garages	2

### Interior

Interior Features	Breakfast Bar, Central Vacuum, Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, Skylight(s), Storage, Vaulted Ceiling(s), Vinyl Windows, Walk-In Closet(s)
Appliances	Dishwasher, Electric Range, Garage Control(s), Garburator, Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings
Heating	Fireplace Insert, Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Basement	None

### Exterior

Exterior Features	Balcony, Garden
Lot Description	Back Yard, Garden, Private, Rectangular Lot, Street Lighting
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Piling(s), Poured Concrete

### **Additional Information**

Date Listed	March 31st, 2025
Days on Market	86
Zoning	5

### **Listing Details**

Listing Office	MaxWell Capital Realty
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