

\$300,000 - 33051 Range Road 60 Lot # 59, Rural Mountain View County

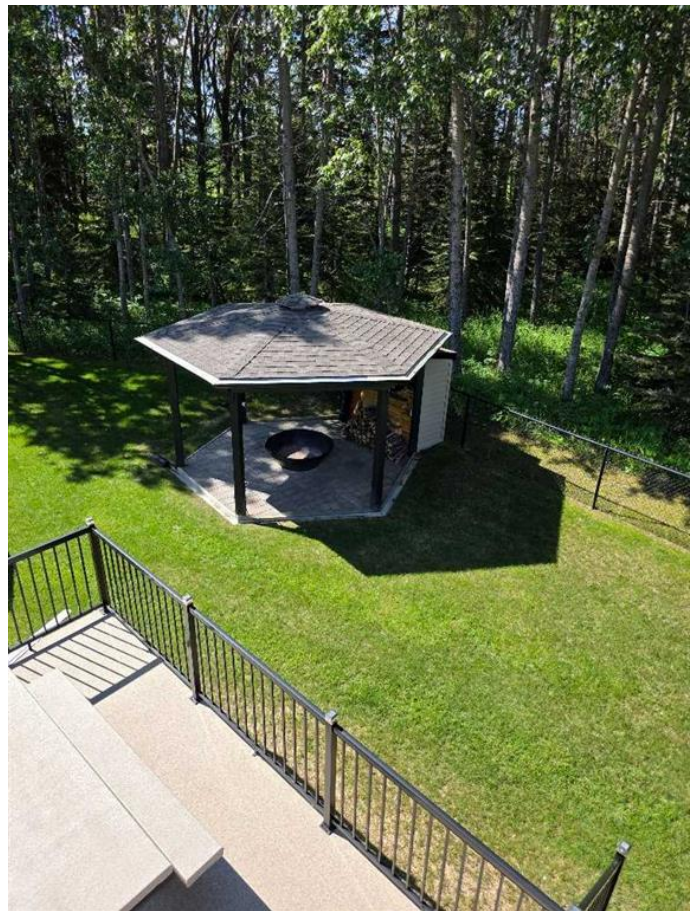
MLS® #A2236688

\$300,000

0 Bedroom, 0.00 Bathroom,
Land on 0.17 Acres

NONE, Rural Mountain View County, Alberta

SUNDRE RIVER RESORT - Heres your chance to own a share in a Great Community where you can truly enjoy the outdoors. Share ownership gives you a fully Serviced lot and this one in particular Lot 59 is a Massive Lot located in a quiet Cul de sac with Park Model - approx 540 sq ft. Turn Key - Fully Fenced and Low Maintenance. This property has been meticulously maintained as you will see when you book an appt to view it!! Built In shed with custom shelving where there are 2 - 100 lb Propane Tanks! TWO HUGE Vinyl Decks with railings and Solar Lights. You will be Amazed to find Custom Bar Storage c/w Electrical inside and out and 4 Bar Stools included. Hide your Cushions here when not in use. Gazebo has Built in Wood Storage and - ENCLOSED TV, also 54" Rock Crusher Cone Fire PIT! Park Model is 2015 - One Bedroom and Bathroom just like Brand New. Electric Fireplace for the Cool Nights, 9" 10" Vaulted Ceilings, Fully Insulated Walls and Floor, Metal Underbelly, Roughins for Washer,Dryer and Central Air. Sectional Hide a bed for your guests, Table, Charis ,etc. all included. Owner has also installed Eaves trough and Gutters with Leaf Guards. The Sundre River Resort truly has a wealth of features for outdoor enthusiasts and those looking for a vibrant community. With over 50 Acres of Forest Trails and a newly built Cookhouse, it provides ample opportunity for social



gatherings and all kinds of Activities., The Outdoor BBQ Area, along with modern Bathrooms, Showers and Laundry Facilities enhances the overall experience for residents. The social committee are always planning Fun activities for both Kids and adults. Storage Area for extra stuff! Monthly Fees of \$180 includes essential services like Water, Power, Sewer, Taxes, Internet and Garbage Disposal. (Property Taxes listed are for the 160 acres and included in your monthly fees.) Hurry this one wont last !!

Essential Information

MLS® #	A2236688
Price	\$300,000
Bathrooms	0.00
Acres	0.17
Type	Land
Sub-Type	Recreational
Status	Active

Community Information

Address	33051 Range Road 60 Lot # 59
Subdivision	NONE
City	Rural Mountain View County
County	Mountain View County
Province	Alberta
Postal Code	T0M1X0

Amenities

Amenities	Clubhouse, Gazebo, Laundry, Park, Picnic Area, Playground, Recreation Facilities, RV/Boat Storage, Storage, Trash, Visitor Parking
Utilities	Electricity Paid For, Garbage Collection, High Speed Internet Available, See Remarks, Sewer Available, Cable Internet Access, Water Paid For

Exterior

Exterior Features	Awning(s), Fire Pit, Lighting, Private Yard, Rain Gutters, RV Hookup, Storage
-------------------	---

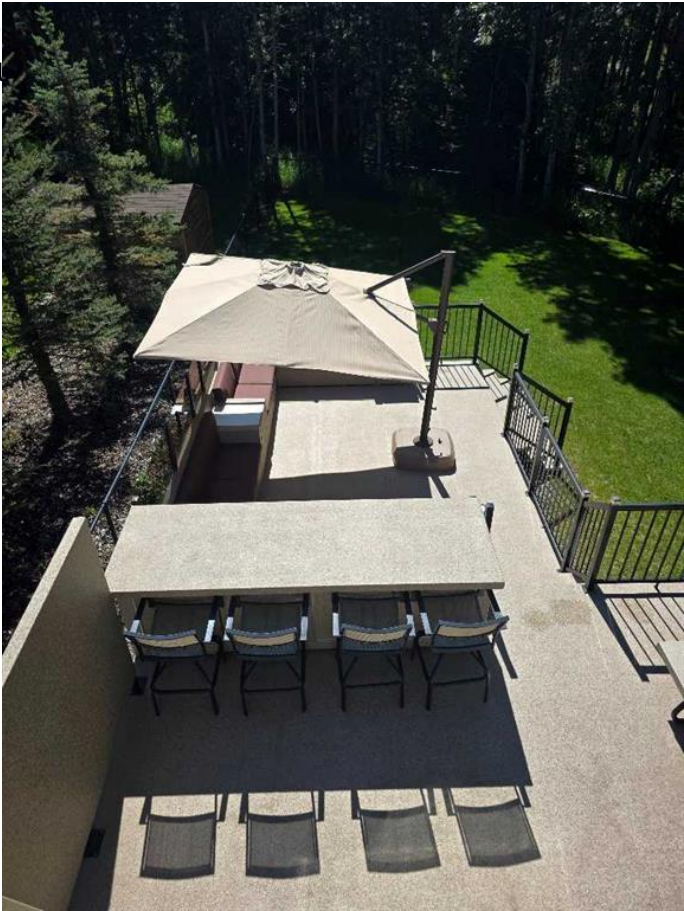
Lot Description Backs on to Park/Green S
Landscaped, Lawn, Rectangu

Additional Information

Date Listed July 2nd, 2025
Days on Market 111
Zoning 1

Listing Details

Listing Office CIR Realty



Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.