



GRASSROOTS
REALTY GROUP

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129, 36246 251 Range
Rural Red Deer County, Alberta

MLS # A2295933



\$302,900

Division: Rosewood

Lot Size: 1.54 Acres

Lot Feat: -

By Town: Penhold

LLD: 14-36-25-W4

Zoning: R1

Water: Well

Sewer: Septic Field

Utilities: -

Visit REALTOR® website for additional information. Rosewood Estates — Pine Lake's Best Kept Secret Some places aren't meant to be busy. They're meant to be found. Tucked away on the northwest corner of Pine Lake, Rosewood Estates is one of those rare communities—peaceful, quiet, and close enough to town for full-time living or easy weeknight escapes. It's the kind of place people go to slow down, where the lake is just a short walk away. Private. Hidden. Convenient. Set on 1.54 acres, this well-equipped recreational property offers a strong balance of current utility and future potential, with key services already in place, including a drilled well, septic system, power with sub-panel, and natural gas nearby. Approximately half an acre is cleared and grassed, creating a usable open area or future build site, while mature trees surround the remainder of the property, providing privacy. A beautiful tree-lined driveway offers both access and separation from the road. Functional improvements include a 12x12 bunkie/cook shack, 8x10 storage shed, and a small shelter with utility trailer. Maintenance equipment is also included: riding mower, push mower, whipper snipper, and garden tools. The property features planted evergreens, along with saskatoon bushes and raspberries, and offers ample space for RV, boat, and trailer storage. Community amenities include walking trails, multiple picnic areas (including both lakeview and lakeside locations), a beach, and dock, all supported by a minimal HOA fee (historically around \$50/year). Whispering Pines Golf & Country Club is just minutes away, and the property offers convenient access to SE Red Deer and Penhold (25 minutes), Innisfail (30 minutes), and Calgary or Edmonton (approximately 1.5 hours). A 22 ft Vanguard 5th wheel trailer (connected to septic and sleeping up to 6) is negotiable.