



5008, 25054 South Pine Lake Road  
Rural Red Deer County, Alberta

MLS # A2312408



**\$220,000**

<b>Division:</b>	Whispering Pines		
<b>Type:</b>	Residential/Manufactured House		
<b>Style:</b>	Park Model		
<b>Size:</b>	566 sq.ft.	<b>Age:</b>	2010 (16 yrs old)
<b>Beds:</b>	2	<b>Baths:</b>	1
<b>Garage:</b>	Concrete Driveway, Parking Pad		
<b>Lot Size:</b>	0.07 Acre		
<b>Lot Feat:</b>	Landscaped, Lawn, Low Maintenance Landscape, On Golf Course, Rectangu		

<b>Heating:</b>	Forced Air, Natural Gas	<b>Water:</b>	See Remarks
<b>Floors:</b>	Carpet, Linoleum	<b>Sewer:</b>	Public Sewer
<b>Roof:</b>	Asphalt	<b>Condo Fee:</b>	\$ 198
<b>Basement:</b>	None	<b>LLD:</b>	13-56-25-W4
<b>Exterior:</b>	Manufactured Floor Joist, See Remarks, Vinyl Siding, Wood Frame	<b>Zoning:</b>	R7
<b>Foundation:</b>	See Remarks	<b>Utilities:</b>	-
<b>Features:</b>	See Remarks		

**Inclusions:** Gas BBQ

Home away from Home Year round living at Pine Lake with w/indoor pool, hottub, fitness room, pro-shop, lakefront lounge/patio and pro-shop. 18 hole golf course out the back door plus all the fishing & water-sports. Condo fees are low, which include lawn and snow care, sewer, water, garbage , and access to the resort amenities ,activities. & water sports. This 2 bathroom 1 bath park model has an open concept. The kitchen features gas stove, built-in china cabinet, pantry, lots of cupboards and a spacious dining room. Living room features lots of natural light, ceiling fan & patio doors leading to a covered deck protected from wind, rain & snow with natural gas BBQing, plenty of space for entertaining your quests during those long summer evenings. Storage shed, fire pit, concrete parking pad and full landscaped. This well kept property also includes a golf cart!! Directions: East from HWY 2 to hwy 42 east to 816 follow signs to Whispering Pine Golf & County Club