



**3078, 25074 South Pine Lake Road
Rural Red Deer County, Alberta**

MLS # A2319760



\$324,900

Division:	Whispering Pines		
Type:	Residential/Manufactured House		
Style:	Modular Home		
Size:	1,024 sq.ft.	Age:	2007 (19 yrs old)
Beds:	3	Baths:	1 full / 1 half
Garage:	Driveway, Off Street, Paved		
Lot Size:	0.06 Acre		
Lot Feat:	Backs on to Park/Green Space, Corner Lot, Few Trees, Landscaped, No Neig		

Heating:	Forced Air	Water:	Public
Floors:	Ceramic Tile, Laminate	Sewer:	Public Sewer
Roof:	Asphalt Shingle	Condo Fee:	\$ 225
Basement:	Full	LLD:	12-36-25-W4
Exterior:	Vinyl Siding	Zoning:	R-7
Foundation:	ICF Block	Utilities:	-
Features:	Kitchen Island, Open Floorplan, Skylight(s), Sump Pump(s), Vinyl Windows		

Inclusions: Fridge (makes ice but does not dispense ice or water), Stove, b/i Microwave, Washer, Dryer, Window Coverings, Kitchen Island, TV Wall Mount in Living Room, Over Toilet Cabinet in Ensuite, AC Unit, Shed, Wood Shed, Firepit, 1 Remote for Gate Access

Welcome to #3078 in Whispering Pines Resort at Pine Lake! Photos were taken with owner's furniture & decor, before occupied by tenant. This beautifully updated 3-bedroom, 1.5-bath home with a partially finished basement offers the perfect blend of comfort, recreation, and low-maintenance living. Located in Phase 3, this property enjoys a peaceful setting with green space behind and a pond with fountain beside the home. The bright, inviting interior features large windows, a skylight, stainless steel appliances, central air conditioning, and a spacious living room that opens onto a covered south-facing deck. Recent updates include shingles, eavestroughs, railings, deck improvements, paint, lighting, and more. Whispering Pines is a gated four-season resort community on Pine Lake, just 30 minutes from Red Deer. Enjoy exceptional amenities including an 18-hole golf course, marina, private beach, clubhouse with restaurant, indoor pool, hot tub, fitness centre, pickleball courts, walking trails, and an active community atmosphere. Whether you're looking for a year-round home, weekend escape, or retirement retreat, this move-in-ready property offers an outstanding lifestyle opportunity in one of Central Alberta's most sought-after resort communities.