

\$169,900 - 42 Points West Resort, Sylvan Lake

MLS® #A2151459

\$169,900

0 Bedroom, 0.00 Bathroom,
Land on 0.07 Acres

Points West, Sylvan Lake, Alberta

#42 Points West Resort “this is the cream of the crop. 3,032 sq/ft titled lot includes an immaculate 2002 Winalta Ridgewood Park Model Trailer with a master bedroom and a wonderful, expansive loft. Attached you will find a large covered deck constructed of composite decking and all aluminum roof, rails and gates. The entire rear yard is enclosed with vinyl fencing and completed with ornamental concrete tiles. This is a very low maintenance property providing your family with the room to spread out and enjoy this roomy outdoor space. Inside you’ll find tons of sleeping solutions, an inviting living area and a beautiful oak kitchen with extensive storage. Kitchen includes lots of counter space and a full sized residential stove and fridge, and built in dishwasher. Rear garden shed has been modified into a living area. Park Model and shed shingles have been replaced in the last two years. Points West provides an economical recreational haven for you and your family “gated and private - where residents enjoy a beautiful outdoor heated pool and hot tub, fully equipped clubhouse, modern laundry and shower facilities, upgraded playground and abundant green space. Sit back and relax while professional management mows and trims your lawn. Titled lots include one RV or boat storage space. Active social club provides activities all summer long. Annual condo fee of \$3,200 includes electricity, water, sewer, reserve fund contributions, mowing and



trimming of lawns and common areas, operation of pool and commercial hot tub, and the new playground. And bring your pets! Open mid-April to Thanksgiving weekend, Points West is a gated summer community on the edge of Sylvan Lake; only a km down the bike path to restaurants, shopping and the farmers' market - all the amenities Sylvan Lake has to offer.

Essential Information

MLS® #	A2151459
Price	\$169,900
Sold Price	\$160,000
Bathrooms	0.00
Acres	0.07
Type	Land
Sub-Type	Recreational
Status	Sold

Community Information

Address	42 Points West Resort
Subdivision	Points West
City	Sylvan Lake
County	Red Deer County
Province	Alberta
Postal Code	T4S1T3

Amenities

Amenities	Clubhouse, Coin Laundry, Racquet Courts, RV/Boat Storage
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Exterior

Lot Description	Lawn, Landscaped, Seasonal
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Additional Information

Date Listed	July 23rd, 2024
Date Sold	July 28th, 2024
Days on Market	5



Zoning	RF
HOA Fees	0.00

Listing Details

Listing Office	Red Key Realty & Property Management
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