

# \$159,900 - 98 Points West Resort, Sylvan Lake

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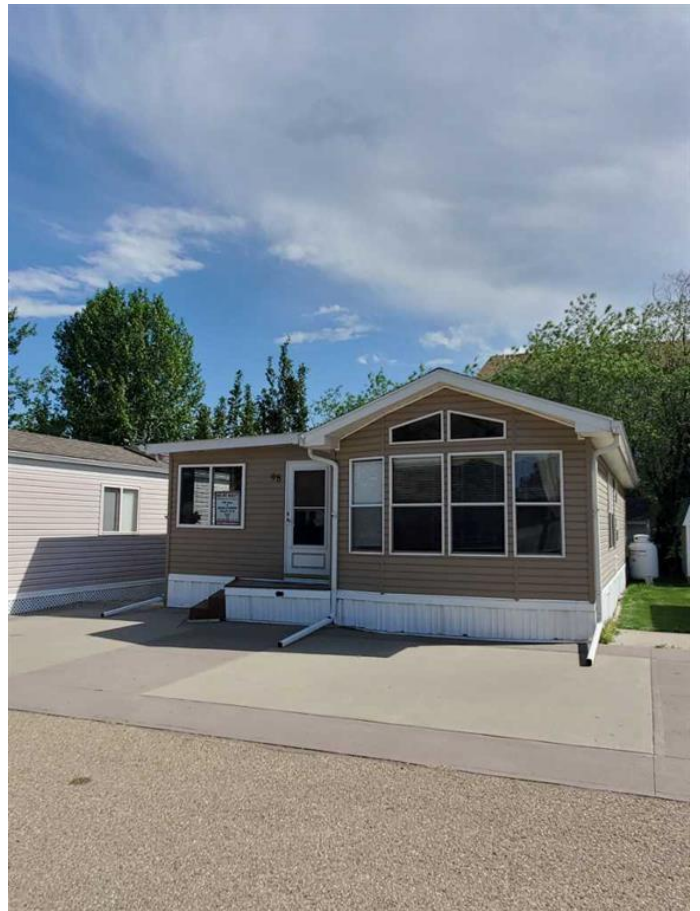
MLS® #A2225948

**\$159,900**

0 Bedroom, 0.00 Bathroom,  
Land on 0.06 Acres

Points West, Sylvan Lake, Alberta

PRICE REDUCTION! 98 Points West Resort  
â€“ 39â€™™ x 65â€™™ titled lot with no  
neighbors to the rear â€“ enjoy the privacy of  
your own fenced yard. Included is a 40â€™™ x  
12â€™™ Huron Ridge Manor top-of-the-line  
park model trailer with attached 13â€™™ x  
24â€™™ sunroom and brand new sunny  
backyard deck. This property is immaculate.  
No maintenance concrete parking pad  
including a dedicated golf cart pad! Sleeps 10  
- Queen sized bed in primary suite, double  
bunks in second bedroom and room for four  
more in the sunroom. Residential sized gas  
stove and refrigerator. Air conditioning.  
Garden shed in rear with power, and room to  
store all your tools and toys. Everything is  
included in this unit down to the furniture,  
kitchenware, BBQ and firepit. Just move right  
in. Points West provides an economical  
recreation haven for you and your family â€“  
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 \$3,300 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 April 1st to October 31st, 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® #     | A2225948     |
| Price      | \$159,900    |
| Sold Price | \$150,000    |
| Bathrooms  | 0.00         |
| Acres      | 0.06         |
| Type       | Land         |
| Sub-Type   | Recreational |
| Status     | Sold         |

**Community Information**

|             |                       |
|-------------|-----------------------|
| Address     | 98 Points West Resort |
| Subdivision | Points West           |
| City        | Sylvan Lake           |
| County      | Red Deer County       |
| Province    | Alberta               |
| Postal Code | T4S 1T3               |

**Amenities**

|           |                                                           |
|-----------|-----------------------------------------------------------|
| Amenities | Clubhouse, Coin Laundry, C Facilities, RV/Boat Storage, T |
|-----------|-----------------------------------------------------------|

**Exterior**

|                 |                                                         |
|-----------------|---------------------------------------------------------|
| Lot Description | Backs on to Park/Green Spa Lawn, Paved, Private, Rectar |
|-----------------|---------------------------------------------------------|

**Additional Information**

|                |                     |
|----------------|---------------------|
| Date Listed    | May 29th, 2025      |
| Date Sold      | September 5th, 2025 |
| Days on Market | 99                  |
| Zoning         | RF                  |
| HOA Fees       | 0.00                |



**Listing Details**

Listing Office                      Red Key Realty & Property Management

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