



**GRASSROOTS**  
REALTY GROUP

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**48A, 10046 Township Road 422**  
**Rural Ponoka County, Alberta**

**MLS # A2240031**



**\$199,000**

**Division:** Raymond Shores

**Lot Size:** 0.15 Acre

**Lot Feat:** Back Yard, Cleared, Close to Clubhouse, Corners Marked, Standard Sh

**By Town:** Rimbey

**LLD:** 13-42-1-W5

**Zoning:** RVR

**Water:** Private

**Sewer:** -

**Utilities:** DSL, Electricity, Fiber Optics at Lot Line, Propane, Sewer, Water

Looking for your own private escape at Gull Lake? This large, fully landscaped lot offers everything you need for relaxing weekends or summer-long stays! The 2016 trailer is in excellent condition and sits beside a spacious, custom-built deck—perfect for entertaining or enjoying quiet evenings outdoors. The Raymond Shores Resort offers so many things to do. Indoor pool and hot tub, small Gym, picnic area, private beach and so much more! A charming bunkhouse provides extra sleeping space for guests, while the large powered shed with fridge gives you plenty of room for tools, toys, and storage. The yard is fully fenced for privacy and peace of mind, and the built-in firepit area is ideal for making memories around the campfire. This turn-key property is ready for immediate enjoyment—just drive in and relax!