



**GRASSROOTS**  
REALTY GROUP

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**3053, 25074 South Pine Lake Road  
Rural Red Deer County, Alberta**

**MLS # A2259472**



**\$156,999**

<b>Division:</b>	Whispering Pines		
<b>Type:</b>	Residential/Other		
<b>Style:</b>	Park Model		
<b>Size:</b>	563 sq.ft.	<b>Age:</b>	2012 (13 yrs old)
<b>Beds:</b>	1	<b>Baths:</b>	1
<b>Garage:</b>	Off Street, Parking Pad		
<b>Lot Size:</b>	0.06 Acre		
<b>Lot Feat:</b>	Close to Clubhouse, Front Yard, Landscaped		

<b>Heating:</b>	Forced Air	<b>Water:</b>	Public
<b>Floors:</b>	Laminate	<b>Sewer:</b>	Public Sewer
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	\$ 210
<b>Basement:</b>	None	<b>LLD:</b>	12-36-25-W4
<b>Exterior:</b>	Vinyl Siding	<b>Zoning:</b>	R-7
<b>Foundation:</b>	None	<b>Utilities:</b>	-
<b>Features:</b>	Breakfast Bar, Ceiling Fan(s), High Ceilings		

**Inclusions:** Storage Shed , (Furniture Negotiable)

Discover the perfect golf-and-lake getaway at Whispering Pines Golf & Country Club Resort! This charming 1-bedroom, 1-bath park model home offers 563 sq. ft. of updated living space with modern flooring and stylish decor, creating a bright, low-maintenance retreat. Relax or entertain on your private deck while enjoying the peaceful surroundings, then head out for a round on the resort's 18-hole championship golf course. Whispering Pines is a true four-season destination, featuring a heated pool, hot tub, fitness centre, pickleball court, playgrounds, and sandy beach access on Pine Lake. Monthly condo fees of \$210 include water, sewer, garbage, lawn care (May&ndash;Sept), snow removal (Sept&ndash;May), year-round gated security, and power for the streetlight and pond fountain&mdash;so you can focus on fun, not upkeep. Ideally located just 25 minutes from Red Deer and about 90 minutes from Calgary, this property delivers an easy, recreation-rich lifestyle where every day feels like a holiday.