



GRASSROOTS
REALTY GROUP

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**157, 5230 Highway 27 - 20 Timber Lane
Rural Mountain View County, Alberta**

MLS # A2267821



\$89,000

Division: NONE

Lot Size: 0.70 Acre

Lot Feat: -

By Town: Sundre

LLD: 3-33-5-W5

Zoning: 9

Water: Co-operative

Sewer: -

Utilities: -

Welcome to this beautiful recreational lot backing onto the quiet ravine in the sought-after Tall Timber Leisure Park in Sundre! This private, tree-lined getaway features a spacious deck with a hard-shell awning, perfect for relaxing or entertaining in the shade. Included is a well-maintained 2012 Coachman Catalina Deluxe Edition by Forest River 34 foot bunkhouse RV that sleeps 9-10 with quad bunks in the rear- ready for your family and friends to enjoy all season long! Surrounded by nature and steps from the river and walking trails, this property offers the perfect balance of comfort and adventure. Spend your days exploring or enjoying the fantastic park amenities, including an indoor pool, basketball court, disc golf, volleyball, multiple playgrounds, picnic areas, and more. Whether you're seeking a peaceful weekend retreat or a summer destination filled with fun and community, this Tall Timber lot offers it all. Just unpack, unwind, and start making memories in your own slice of paradise!