



**GRASSROOTS**  
REALTY GROUP

1-833-477-6687  
aloha@grassrootsrealty.ca

**222, 370165 79 Street E**  
**Rural Foothills County, Alberta**

**MLS # A2208118**



**\$129,000**

<b>Division:</b>	NONE
<b>Lot Size:</b>	0.05 Acre
<b>Lot Feat:</b>	Creek/River/Stream/Pond, Gazebo, Landscaped, Level, Near Golf Course
<b>By Town:</b>	Okotoks
<b>LLD:</b>	24-20-29-W4
<b>Zoning:</b>	DC10
<b>Water:</b>	Public
<b>Sewer:</b>	Other
<b>Utilities:</b>	-

Situated backing onto Sheep River Easy access to the River. Lot Size is 30 ft wide by 72 ft long. This is a seasonal RV Park Open April 1 to October 31 yearly. This lot has a paved parking pad There is a brick patio, 10 x 15 Shed included. Gazebo, and furniture inside Gazebo. Country Lane Estates is a gated community and you can live here up to 7 months of the year. The water is turned on for the season when the ground thaws and the water is turned off before it freezes. It is a self-managed condo that is very involved in the community and there are lots of activities to get involved in throughout the week They have an office that is open during the fees will be reduced to \$185.00 per month There is a clubhouse that has laundry facilities, gym, library, games room with a pool table, poker / games room, and an rec room. There is a pool and a hot tub . There is a playground on site for the kids. Close to highway 2 and 2A so getting to Okotoks High River is easy. T