

# **\$139,900 - 48, 32379 Range Road 55, Rural Mountain View County**

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MLS® #A2206942

**\$139,900**

0 Bedroom, 0.00 Bathroom,  
Land on 0.08 Acres

Coyote Creek, Rural Mountain View County,  
Alberta

Set up for year round enjoyment!!! Your Private Escape in Coyote Creek Golf & RV Resort! Tucked away in the highly sought-after Coyote Creek Golf & RV Resort, this stunning recreational property offers the perfect blend of privacy, nature, and adventure. With no neighbors behind, this secluded treed lot backs onto a ravine and the breathtaking Coyote Creek Golf Course, making it an absolute gem for golf lovers and outdoor enthusiasts alike. The 2006 Park Model is designed for comfort, featuring a bright and open layout with new flooring, patio doors, and a spacious kitchen equipped with a stove, overhead microwave, fridge, and dishwasher. The cozy bedroom overlooks the peaceful ravine and offers built-in cabinets, dressers, and plenty of closet space. A step-in shower in the bathroom adds convenience, while a full-size furnace and laundry hookups make extended stays effortless. One of the best features of this property is its year-round capability! Fully set up for winter camping with a water cistern and sewage holding tank, this retreat is ready to be enjoyed in any season. A charming firepit area sits just a few steps down into the ravine, offering the perfect place to unwind under the stars. The garden shed provides extra storage, and the roof was resingled in 2013 for added peace of mind.



Beyond your private oasis, adventure awaits! The Red Deer River is just minutes away for fishing, tubing, and outdoor fun, while the town of Sundre is only a short drive for shopping, dining, and local amenities. And of course, with one of Alberta’s premier 18-hole golf courses right outside your door, teeing off is a breeze!.

Whether you’re looking for a weekend escape, a summer retreat, or even a cozy winter getaway, this is the perfect place to relax, recharge, and enjoy the best of Alberta’s great outdoors. Opportunities like this don’t come often” book a private viewing and start enjoying your spare time!

**Essential Information**

MLS® #	A2206942
Price	\$139,900
Bathrooms	0.00
Acres	0.08
Type	Land
Sub-Type	Recreational
Status	Active

**Community Information**

Address	48, 32379 Range Road 55
Subdivision	Coyote Creek
City	Rural Mountain View County
County	Mountain View County
Province	Alberta
Postal Code	T0M1X0

**Amenities**

Amenities	Coin Laundry, Playground
Waterfront	River Access

**Exterior**

Exterior Features    Fire Pit

Lot Description        Backs on to Park/Green Space, No Neighbours Behind, Cul-De-Sac,  
Near Golf Course, Interior Lot, Paved

### **Additional Information**

Date Listed            March 30th, 2025

Days on Market        149

Zoning                  P-PCR

### **Listing Details**

Listing Office           REMAX ACA Realty

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