

\$105,000 - 46 Points West Resort, Sylvan Lake

MLS® #A2247619

\$105,000

0 Bedroom, 0.00 Bathroom,

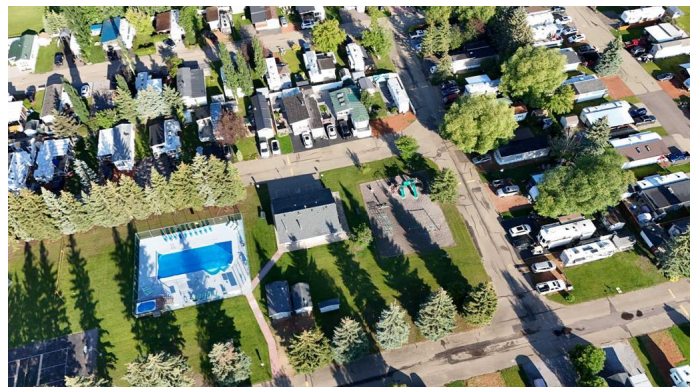
Land on 0.06 Acres

Points West, Sylvan Lake, Alberta

Offered at an attractive \$105,000, this incredible corner lot in Points West comes with the option to add the existing RV for the perfect turn-key summer retreat!

Located directly across from the park, pool, pickleball courts, showers, and laundry facilities, this lot is ideally positioned within one of Sylvan Lake's most sought-after gated communities. The fenced and landscaped yard features a gazebo, patio furniture and decks—perfect for relaxing or entertaining.

There is also a picturesque 11'x11' guest cabin with power that sleeps 2. While the 2002 Wilderness 39' RV that sleeps 6 and includes a full bath, is not included in the list price it is negotiable should the buyer wish to keep it. Enjoy low-maintenance, affordable recreation at Points West, complete with a heated outdoor pool, hot tub, upgraded playground, clubhouse, and pickleball court. Lawn care is handled by professional management, allowing you to unwind all summer long. The \$3,300 annual condo fee covers electricity, water, sewer, reserve fund contributions, and operation of shared amenities. Clean coin laundry, washrooms, and showers are open from April 1 to October 31 (weather permitting). Pet-friendly and ideal for snowbirds. Just a short bike ride to the beach, restaurants, shops, and the farmers' market. Boat storage is also available for a nominal fee.



Essential Information

| | |
|-----------|------------------|
| MLS® # | A2247619 |
| Price | \$105,000 |
| Bathrooms | 0.00 |
| Acres | 0.06 |
| Type | Land |
| Sub-Type | Residential Land |
| Status | Active |

Community Information

| | |
|-------------|-----------------------|
| Address | 46 Points West Resort |
| Subdivision | Points West |
| City | Sylvan Lake |
| County | Red Deer County |
| Province | Alberta |
| Postal Code | T4S 1E1 |

Amenities

| | |
|-----------|---|
| Amenities | Playground, Recreation Facilities, Visitor Parking, Coin Laundry, Outdoor Pool, Spa/Hot Tub |
|-----------|---|

Exterior

| | |
|-----------------|---|
| Lot Description | Close to Clubhouse, Corner Lot, Landscaped, Lawn, Level |
|-----------------|---|

Additional Information

| | |
|----------------|-------------------|
| Date Listed | August 11th, 2025 |
| Days on Market | 13 |
| Zoning | RF |

Listing Details

| | |
|----------------|------------|
| Listing Office | CIR Realty |
|----------------|------------|

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