\$179,900 - 151, 370165 79 Street E, Rural Foothills County

MLS® #A2220057

\$179,900

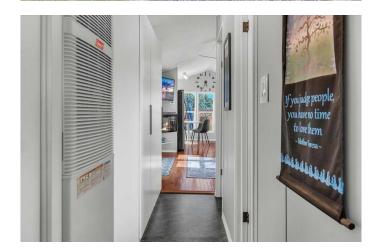
2 Bedroom, 1.00 Bathroom, 490 sqft Residential on 0.05 Acres

Country Lane RV Park, Rural Foothills County, Alberta

Welcome to Country Lane Estates, a neat RV community alongside the Sheep River and just outside of Okotoks, with close proximity to Calgary! This park has a sense of pride of ownership throughout the community and is seasonal-open from April 1st to October 31st. You will absolutely ENJOY this renovated park model which comes fully furnished with all the furniture inside and out except for the master bed, office chair and barbeque! You will love the bright, new kitchen, including newer appliances and a pantry in the hallway cabinets (which double up as an entry closet with extra storage), plus the bright cozy dining area with table and chairs. The living room features a newer sofa which doubles up as a hide-a-bed, the 40" smart TV and a new electric fireplace for those chilly evenings in Alberta. The 4 pc bath comes with a large shower, new vanity and toilet. The laundry area has enough space for the desk which is included and the primary bedroom features a new wall unit as well as extra storage above the bed. This whole unit has been freshly painted and comes with hardwood in the main living area, newer carpet in the bedroom and new flooring in the rest of the home. You have the advantage of a maintenance free yard which is freshly manicured with some green turf, perennials, a large 3 season solarium which includes the furniture and lots of deck







area. You will love the 12x12 storage shed which has recently been converted into a bedroom and comes with all the furniture-so convenient for family or guests that come. The Clubhouse at the entrance to the park boasts a fitness gym, an outdoor pool, hot tub, laundry facility, BBQs, meeting spaces and a lounge with pool table, games, books and an auditorium with a stocked kitchenette for larger events that you may want to host. Being that it's right alongside the river you can enjoy fishing, walks along the river or the walking path in the park so you can stop to chat with neighbors AND your kids will enjoy the playground and the dog park. This is a very friendly RV park that definitely has a great sense of community. This is a bare land condo and the power meters will be installed on each individual lot this June bringing the condo fees down to \$185 per month.

Built in 1995

Essential Information

MLS® # A2220057 Price \$179,900

Bedrooms 2

Bathrooms 1.00

Full Baths 1

Square Footage 490

Acres 0.05

Year Built 1995

Type Residential

Sub-Type Recreational

Style Park Model

Status Active

Community Information

Address 151, 370165 79 Street E
Subdivision Country Lane RV Park
City Rural Foothills County

County Foothills County

Province Alberta Postal Code TOL OAO

Amenities

Amenities Clubhouse, Coin Laundry, Outdoor Pool, Party Room, Recreation Room,

Visitor Parking

Parking Spaces 3

Parking Pad **Parking**

Interior

Interior Features Ceiling Fan(s), Closet Organizers, No Animal Home, No Smoking Home,

Open Floorplan, Pantry, Skylight(s)

Appliances Central Air Conditioner, Dishwasher, Dryer, Gas Stove, Range Hood,

Refrigerator, Washer, Window Coverings

Heating Forced Air Central Air Cooling

Fireplace Yes

of Fireplaces

Electric **Fireplaces**

Exterior

Exterior Features BBQ gas line

1

Low Maintenance Landscape, Private, Rectangular Lot Lot Description

Roof Asphalt Shingle

Construction Vinyl Siding

Foundation Piling(s)

Additional Information

Date Listed May 11th, 2025

Days on Market 107

Zoning DC-10

Listing Details

Listing Office RE/MAX Complete Realty

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