

\$119,900 - Unit # 1, 41019 Range Road 11, Rural Lacombe County

MLS® #A2220573

\$119,900

0 Bedroom, 0.00 Bathroom,
Land on 0.10 Acres

Sandy Point, Rural Lacombe County, Alberta

Own Lot #1 in Phase 1 of this exclusive development, located on the west side of Gull Lake. Measuring 45 feet wide by 95 feet deep, this beautifully landscaped, low-maintenance lot offers convenient access to local amenities and is surrounded by mature trees for privacy and shade. The lot supports a wide range of housing options including a park model, manufactured home, motorhome, fifth wheel, or trailer. Included with the property is a wired 10' x 15' shed finished with durable Hardie board siding, featuring a washer, dryer, built-in shelving, and ample storage for recreational gear. Raised garden beds and a paved driveway further enhance the functionality and appeal of the lot. There is a paved parking pad for 2 vehicles and extra parking for your boat or golf cart. Sandy Point Resort is close to amenities in Bentley & Lacombe, Sylvan Lake as well as fresh produce from local greenhouses and U Pick Berry Farms. This is A Beautiful gated community that includes a community gazebo with fire pit, showers, bathrooms, laundry facilities, playgrounds and a short walk or golf cart trip to Sandy Point Beach! Off site amenities offer a driving range, gated storage compound, community garden area, convenience store, marina with gas and propane services, seasonal restaurant with rooftop patio and soon to be opened 12-hole Golf Course! This is a great opportunity to own a lake lot in of Alberta's most sought after



resort.

Essential Information

MLS® #	A2220573
Price	\$119,900
Bathrooms	0.00
Acres	0.10
Type	Land
Sub-Type	Recreational
Status	Active

Community Information

Address	Unit # 1, 41019 Range Road 11
Subdivision	Sandy Point
City	Rural Lacombe County
County	Lacombe County
Province	Alberta
Postal Code	T0C 1J0

Amenities

Amenities	Beach Access, Recreation Facilities, Visitor Parking, Boating, Gazebo, Golf Course, Laundry, Picnic Area, Playground, Park
-----------	--

Additional Information

Date Listed	May 12th, 2025
Days on Market	83
Zoning	R-RVR

Listing Details

Listing Office	KIC Realty
----------------	------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.