

# \$250,000 - #1, 200 4 Avenue Sw, Sundre

MLS® #A2267082

**\$250,000**

1 Bedroom, 1.00 Bathroom, 722 sqft

Residential on 0.15 Acres

NONE, Sundre, Alberta

Riverside RV Village â€“ Year-Round Living!  
One of only 12 exclusive sites in Riverside RV Village directly connected to town water and sewer, allowing for true all-season living in this highly sought-after gated communityâ€”the perfect blend of comfort and attainability.

This property features a 2013 Destiny RV, a 12' x 24' Arizona room with cozy wood-burning stove, a 10' x 10' powered and insulated bunkie, and a powered, insulated workshed. Youâ€™ll also appreciate the firewood shelter and spacious deck for relaxing or entertaining. So many extras to make it move in ready.

Ideally located across from the community laundry and washrooms, with Prairie Creek in your backyard and the Red Deer River and scenic trails just across the laneâ€”itâ€™s the perfect spot for nature lovers.

Sundre is a vibrant small town offering arts, culture, hospital, fitness facilities, and endless outdoor recreationâ€”everything you could want just 1 hour from Calgary or Red Deer.

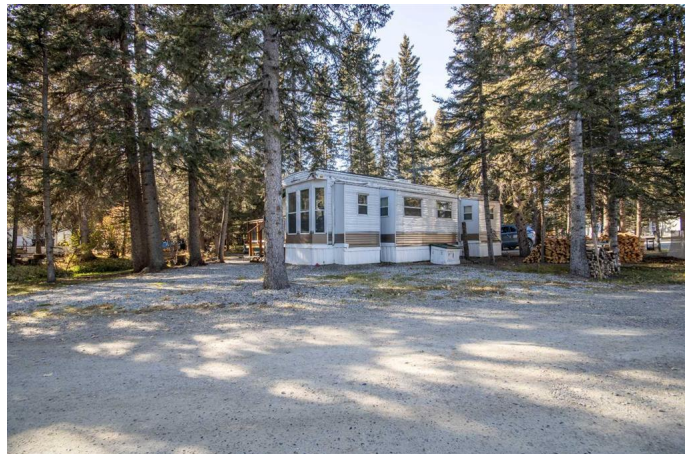
Built in 2007

## Essential Information

MLS® # A2267082

Price \$250,000

Bedrooms 1



|                |               |
|----------------|---------------|
| Bathrooms      | 1.00          |
| Full Baths     | 1             |
| Square Footage | 722           |
| Acres          | 0.15          |
| Year Built     | 2007          |
| Type           | Residential   |
| Sub-Type       | Recreational  |
| Style          | Cottage/Cabin |
| Status         | Active        |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | #1, 200 4 Avenue Sw  |
| Subdivision | NONE                 |
| City        | Sundre               |
| County      | Mountain View County |
| Province    | Alberta              |
| Postal Code | T0M 1X0              |

### Amenities

|                |                                                                                                                                 |
|----------------|---------------------------------------------------------------------------------------------------------------------------------|
| Amenities      | Beach Access, Boating, Clubhouse, Coin Laundry, Parking, Picnic Area, Playground, Recreation Facilities, RV/Boat Storage, Trash |
| Parking Spaces | 2                                                                                                                               |
| Parking        | Parking Pad, Gravel Driveway                                                                                                    |
| Waterfront     | Creek, River Access                                                                                                             |

### Interior

|                   |                                           |
|-------------------|-------------------------------------------|
| Interior Features | Ceiling Fan(s), French Door               |
| Appliances        | Gas Stove, Bar Fridge                     |
| Heating           | Forced Air, Natural Gas, Wood Stove, Wood |
| Cooling           | Rooftop                                   |
| Fireplace         | Yes                                       |
| # of Fireplaces   | 2                                         |
| Fireplaces        | Electric, Other, Wood Burning Stove       |
| Basement          | None                                      |

### Exterior

|                   |                                                                |
|-------------------|----------------------------------------------------------------|
| Exterior Features | Fire Pit, RV Hookup                                            |
| Lot Description   | Corner Lot, Low Maintenance Landscape, Creek/River/Stream/Pond |
| Roof              | Asphalt Shingle                                                |

|              |       |
|--------------|-------|
| Construction | Mixed |
| Foundation   | Block |

**Additional Information**

|                |                          |
|----------------|--------------------------|
| Date Listed    | October 26th, 2025       |
| Days on Market | 11                       |
| Zoning         | SR- Seasonal Residential |

**Listing Details**

|                |                           |
|----------------|---------------------------|
| Listing Office | Coldwell Banker Lifestyle |
|----------------|---------------------------|

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