

\$350,000 - 3044, 35468 Range Road 30, Rural Red Deer County

MLS® #A2260036

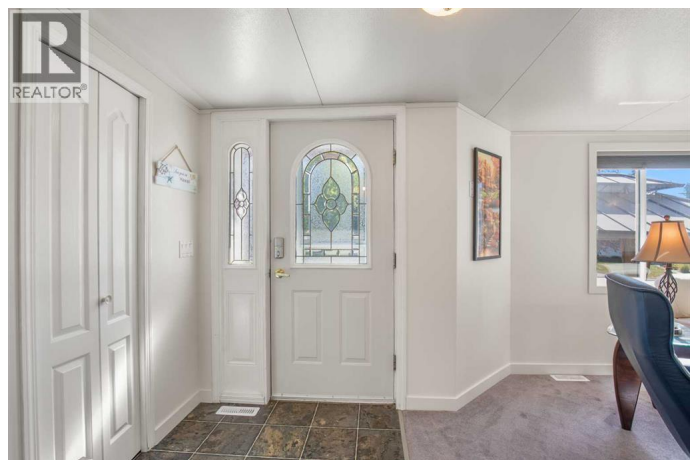
\$350,000

2 Bedroom, 2.00 Bathroom, 991 sqft

Single Family on 0.08 Acres

Gleniffer Lake, Rural Red Deer County, Alberta

Welcome to Lot 3044 at Gleniffer Lake Resort. This custom Dickson Creek modular home is ideally located on a large corner lot within walking distance of all the resort amenities and designed for comfortable four-season living. The open concept layout is bright and welcoming with plenty of natural light, a propane fireplace in the living room, and a spacious dining area. There are two large bedrooms, a four-piece bathroom, and a two-piece bathroom, making it a practical retreat for family and guests. The home is solidly built with central heating and cooling. Recent upgrades completed in 2023 and 2025 include a new concrete drive pad, poured concrete sidewalk from drive pad to front steps, rebuilt porch and steps, exposed aggregate patio with gazebo and interchangeable fabric and screen curtains, new toilets, new carbon monoxide detectors, and a furnace service with new filters and full duct cleaning. The property is fully equipped with six appliances including stove, refrigerator, dishwasher, microwave hood fan, and stacked washer and dryer, plus extras such as a king bed with dresser and nightstands, window coverings, large shed, wood shed, storage boxes, and a Club Car golf cart with new batteries. Outdoor living is easy with a wood-burning firepit, generous patio space, and a central location that makes



3044 a perfect home base. Gleniffer Lake Resort offers a 9-hole golf course, indoor and outdoor pools, hot tubs, fitness centre, clubhouse with dining, private marina, sandy beaches, walking paths, and year-round activities - all just a short drive from Calgary or Edmonton. (id:6289)

Built in 2000

Essential Information

Listing #	A2260036
Price	\$350,000
Bedrooms	2
Bathrooms	2.00
Half Baths	1
Square Footage	991
Acres	0.08
Year Built	2000
Type	Single Family
Sub-Type	Bare Land Condo
Style	Mobile Home

Community Information

Address	3044, 35468 Range Road 30
Subdivision	Gleniffer Lake
City	Rural Red Deer County
Province	Alberta
Postal Code	T4G0M3

Amenities

Amenities	Golf Course, Park, Playground, Recreation Nearby, Schools, Shopping, Water Nearby, Clubhouse, Exercise Centre, Swimming, Recreation Centre, RV Storage, Whirlpool
Features	PVC window, No neighbours behind, Gazebo, Parking
Parking Spaces	3
Parking	Other, Parking Pad

Interior

Appliances	Refrigerator, Range - Gas, Dishwasher, Microwave, Window Coverings,
------------	---

	Washer/Dryer Stack-Up
Heating	Forced air
Cooling	Central air conditioning
Fireplace	Yes
# of Fireplaces	1
# of Stories	1

Exterior

Exterior	Vinyl siding
Exterior Features	Fruit trees, Lawn
Foundation	Block, Piled

Listing Details

Listing Office Coldwell Banker OnTrack Realty



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. REALTOR®. Member of CREA and more.

Listing information last updated on October 22nd, 2025 at 11:46pm PDT