

# \$129,900 - 63 Cormorant Crescent, Rural Vulcan County

MLS® #A2219954

**\$129,900**

2 Bedroom, 1.00 Bathroom, 256 sqft

Residential on 0.05 Acres

Lake McGregor Country Estates, Rural Vulcan County, Alberta

Lake Life at Lake McGregor Resort is fabulous. This move-in ready fifth wheel has been maintained and has everything for you to just move in and enjoy. The lot backs onto green space. A large deck with a screened gazebo allows you to enjoy sitting outside, whatever the weather, This unit is private and emphasizes enjoying the outdoors with a nook for sunbathing and a fire pit for gatherings, Bring an offer!

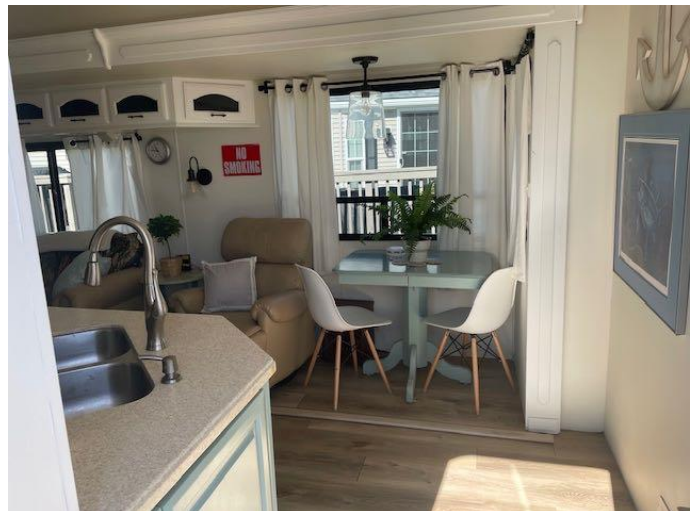
Built in 2006

## Essential Information

MLS® #	A2219954
Price	\$129,900
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	256
Acres	0.05
Year Built	2006
Type	Residential
Sub-Type	Recreational
Style	Park Model
Status	Active

## Community Information

Address	63 Cormorant Crescent
Subdivision	Lake McGregor Country Estates



City	Rural Vulcan County
County	Vulcan County
Province	Alberta
Postal Code	T0L2B0

### **Amenities**

Amenities	Beach Access, Clubhouse, Dog Park, Fitness Center, Indoor Pool, Laundry, Park, Picnic Area, Playground, Sauna, Trash, Visitor Parking, Boating, Coin Laundry, Community Gardens, Outdoor Pool, Pool, Racquet Courts, Recreation Facilities, Recreation Room, RV/Boat Storage
Parking Spaces	2
Parking	Off Street, Parking Pad
Has Pool	Yes

### **Interior**

Interior Features	Recreation Facilities, Sauna, Wired for Sound
Appliances	Electric Oven, Gas Cooktop, Microwave, Refrigerator, Window Coverings
Heating	Propane, Wall Furnace
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric

### **Exterior**

Exterior Features	Courtyard, Fire Pit, Private Yard
Lot Description	Backs on to Park/Green Space, Landscaped, Lawn, Level, Low Maintenance Landscape, Gazebo, Greenbelt, Interior Lot
Roof	Fiberglass
Construction	Other

### **Additional Information**

Date Listed	May 8th, 2025
Days on Market	57
Zoning	RR
HOA Fees	300
HOA Fees Freq.	MON

### **Listing Details**

Listing Office

MaxWell Capital Realty

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