

THE ULTIMATE GUIDE TO

MOUNTAIN LIVING

in Munds Park

REAL COMMUNITY.
SIMPLE PLEASURES.
FOUR SEASONS.



A WEEKEND IN MUNDS PARK

There is no right way to spend a weekend in Munds Park.

Some weekends are quiet. Some are adventurous. Some revolve around friends and community. Most are a little bit of everything.



Slow Down



The best weekends often begin with no agenda at all.

A cup of coffee on the deck. The smell of pine in the air on your morning walk.

An afternoon nap with the windows open and a cool breeze drifting through the cabin.

Before heading home on Sunday, there's time for one last stop at **Kota's Coffee House** for breakfast and a final cup of coffee before making the drive back to the Valley.



Find Adventure



For others, Munds Park is a basecamp.

The weekend might begin with dinner and drinks at **Sportsmund's** before loading up the UTVs and heading into the forest.

One favorite adventure is the ride into Sedona via Schnebly Hill Road—a rugged 4x4 route that rewards those willing to take the scenic way with unforgettable views and lunch at **Oak Creek Brewery**.

Sunday morning might mean squeezing in one last mountain bike ride on **Crystal Point Trail** before heading home.

Because sometimes the best way to relax is to spend the weekend moving.



Gather With Friends



Friday night starts at **Wine Tasting & More**, catching up with friends over a glass of wine while live music fills the room.

Saturday morning she heads to **Pinewood Country Club** for a round of golf while she strolls through the **Farmers Market**.

By afternoon, a simple walk through the neighborhood somehow turns into conversations on front porches, a beer here, a cocktail there, and a reminder that one of the best parts of Munds Park is the people.

The evening ends at **Borracho's** for live music under the pines.

And Sunday? That's for breakfast with friends at **Pinewood Bar & Grill**, a Munds Park tradition.



Why Munds Park?

CLOSE ENOUGH FOR A WEEKEND.
FAR ENOUGH TO FEEL LIKE YOU'VE ESCAPED.

Munds Park sits in a rare sweet spot. It feels like a true mountain getaway, but it is still close enough to Phoenix for an easy Friday afternoon drive. You get the pines, the quiet, the cooler air, and the small-town feel without being completely disconnected from convenience.

Here, you can spend the morning walking beneath ponderosas, the afternoon on Lake O'Dell, and still be in Flagstaff for dinner, groceries, medical care, or a flight out of Pulliam Airport.

It is the kind of place where mountain living does not require giving up access.

“
Mountain
living,
without
feeling
remote.”



20 MINUTES TO FLAGSTAFF

Groceries, restaurants, shopping, medical care, airport access, and even grocery delivery.



60 MINUTES TO SNOWBOWL

Winter skiing, snowboarding, and mountain adventure within an easy drive.



DIRECT NATIONAL FOREST ACCESS

Many streets lead directly into the Coconino National Forest for hiking, biking, camping, hunting, and UTV rides.



LAKE O'DELL

Fishing, kayaking, paddleboarding, wildlife watching, and quiet afternoons by the water.



FOUR REAL SEASONS

Cool summers, crisp fall mornings, snow in winter, and spring weekends when the cabins come back to life.



CLOSE TO SEDONA

Red rocks, restaurants, hiking, and day trips are close enough to feel effortless.

THE MANY WAYS TO *Do Munds*



There isn't one way to own a piece of the pines. Whether you're looking for an affordable summer escape, a lock-and-leave condo, or your forever mountain home, there's a place for you here.

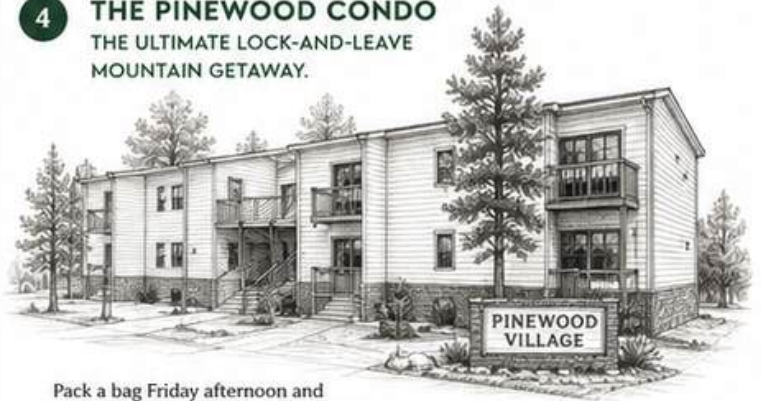
1 THE RV ESCAPE FOR SUMMER TIME VISITS.



One of the easiest and most affordable ways to become part of the Munds Park community.

Our first place in Munds wasn't a cabin—it was a travel trailer with a deck, and we loved every minute of it.

4 THE PINWOOD CONDO THE ULTIMATE LOCK-AND-LEAVE MOUNTAIN GETAWAY.



Pack a bag Friday afternoon and be sitting beneath the pines by dinner.

2 THE MANUFACTURED HOME THE LOWEST COST OF ENTRY.



Many manufactured homes feature covered porches, spacious lots, and all the comforts needed for an entire summer in the pines.

5 THE MODERN CHALET DESIGNED AROUND THE VIEW.



Large windows. Open living. Gathering spaces for friends and family.

3 THE CLASSIC A-FRAME THE ICONIC MOUNTAIN CABIN.

Compact.
Cozy.
Full of character.



6 THE MOUNTAIN ESTATE BUILT FOR GENERATIONS.



Large families. Entertaining. Full-time living in every season.

MORE WAYS TO OWN THAN YOU MIGHT THINK



CONVENTIONAL FINANCING

Many second-home buyers purchase with as little as 10% down.



HOME EQUITY

Some owners use equity from their primary residence to purchase a cabin.



STUDENT HOUSING

With Northern Arizona University nearby, some buyers purchase while supporting a college student.



SELF-DIRECTED RETIREMENT ACCOUNTS

Some buyers use retirement funds through self-directed accounts to purchase investment property.



RV OWNERSHIP

One of the most affordable entry points into the community.

There isn't one path to ownership.

We'd be happy to help you explore what might make sense for your situation.



Whether it's a cabin, condo, RV, or mountain home...
there's no wrong way to do Munds.



SUMMER CAMP

for Adults

AND KIDS. AND GRANDKIDS. AND DOGS.

There's no right way to spend a day in Munds Park. Some never leave the deck. Others never stop moving. Most of us land somewhere in between.



ADVENTURE

-  UTV Trails & Forest Roads
-  Hiking & Trail Walking
-  Fishing
-  Kayaking & Paddleboarding
-  National Forest Access
-  Camping
-  Wildlife Watching



COMMUNITY

-  Wine Tasting & More
-  Live Music at Borracho's
-  Friday Night Karaoke
-  Pinewood Players Theater
-  Paint & Sip Events
-  Cornhole Tournaments
-  Summer Bingo Nights



RECREATION

-  Pinewood Country Club Golf
-  Driving Range
-  Pickleball
-  Tennis
-  Neighborhood Walks
-  Bike Rides
-  Forest Running Trails



Wine Tasting & More



Live Music at Borracho's



Kayaking on Lake O'Dell

FAMILY FAVORITES

-  Farmers Market
-  Ice Cream Runs
-  Lake O'Dell Fun
-  Bike Rides
-  Firepit Nights
-  Fourth of July Festivities
-  Playground Visits
-  Family Traditions



Slow Down

Some people spend the weekend chasing adventure.

Others spend it sitting on the porch with a cup of coffee and a dog at their feet.

The beauty of Munds Park is that both are perfectly acceptable.





SEASONAL CHECKLIST

A little prep each season keeps your cabin ready and worry-free.



SPRING

Open the Cabin



As the snow melts and the wild flowers bloom, most owners are getting their properties ready for another season.

- ✔ Needle cleanup
- ✔ Yard cleanup
- ✔ Check roof and gutters
- ✔ Plant flowers and refresh pots
- ✔ Check decks, railings and stairs
- ✔ Schedule HVAC service
- ✔ Restock outdoor furniture



SUMMER

Enjoy the Season



Summer goes fast in Munds Park.

- ✔ Decorate with your red, white and blue for Memorial Day and leave it up through the Fourth of July
- ✔ Stock the pantry with summer snacks and libations
- ✔ Inspect outdoor lighting
- ✔ Check fire restrictions before starting outdoor fires
- ✔ Refresh propane tanks
- ✔ Invite friends over more often



FALL

Prepare for Winter



The leaves turn, temperatures drop, and many seasonal owners begin preparing for the off-season.

- ✔ Remove annual flowers
- ✔ Schedule chimney inspection
- ✔ Stack firewood
- ✔ Service heaters and fireplaces
- ✔ Check weather stripping
- ✔ Remove hoses and drain outdoor faucets
- ✔ Store patio cushions



WINTER

Winterize Before You Leave



Some owners stay year-round. Others close up until spring.

- ✔ Drain exposed water lines if appropriate
- ✔ Remove perishables
- ✔ Shut off water if recommended
- ✔ Secure outdoor furniture
- ✔ Adjust thermostat settings
- ✔ Arrange snow removal if needed
- ✔ Confirm emergency contact information
- ✔ Check on the property periodically



INSURANCE MATTERS

Owning property in a forested mountain community can come with unique insurance considerations. Many insurance carriers now use aerial imagery, satellite technology, and even drone inspections to evaluate:

- ✔ Roof condition
- ✔ Tree proximity
- ✔ Defensible space
- ✔ Property maintenance

Because of this, it's smart to begin gathering insurance quotes during your inspection period when purchasing a property.



If you're having difficulty finding coverage options, give us a call. We work with several insurance professionals who understand the unique needs of mountain properties.



LOCAL RESOURCES



SERVICES

- CLEANING**
Above & Beyond Cleaning
928-707-4310
-
- ELECTRICAL**
Sunrise Electrical
928-286-9191
-
- HANDYMAN SERVICES**
TFC Construction
520-444-0776
-
- LANDSCAPING**
The Cabin Man
928-666-0882
-
- PINE NEEDLE & TRASH REMOVAL**
Goodfellas
480-532-3084
-
- PLUMBING**
Liberty Plumbing
928-851-7773
-
- REAL ESTATE**
Mike Shrake, Real Broker
928-244-9490



DINING

- PINWOOD RESTAURANT**
928-286-0332
-
- KOTA'S COFFEE**
928-286-2331
-
- BORRACHO SALOON**
@borrachosaloonmundspark
-
- SPORTSMUNDS**
928-286-1927
-
- NIMARCO'S PIZZA**
928-272-2025
-
- WINE TASTING & MORE**
623-363-8980



EMERGENCY

- PINWOOD FIRE DEPARTMENT**
928-286-9885
-
- COCONINO COUNTY SHERIFF**
NON EMERGENCY
928-774-4523

We're Here for You!

Munds Park is a special place, and we're grateful to be part of such a wonderful community. Don't hesitate to reach out anytime - we're happy to help however we can!

Mike & Jess



THE BIGGEST DAY OF THE YEAR

Fourth of July

in Munds Park

USA



★ Honoring the brave who have served.



★ Families, friends and future generations.



★ Leading the way with hometown pride.



★ All decked out and showing American pride.

Without a doubt, the biggest day of the year in Munds Park is the **Fourth of July**.

The celebration begins with a good old-fashioned parade led by the Grand Marshal, followed by fire trucks, veterans, active-duty military members, community groups, decorated floats, classic cars, UTVs, and just about anything else that can fly an American flag.

If you want a good seat, you'll be putting your lawn chair out a few days in advance.

By parade morning, Pinewood Boulevard is lined with spectators of all ages. Neighbors gather, families reunite, children collect candy, and visitors quickly discover why this tradition means so much to the people who call Munds Park home.

No matter what differences we hear about in the news, this is one day that reminds us what community still looks like.

— ★ ★ ★ —
More than any other day,
THIS IS WHEN
MUNDS PARK
COMES TOGETHER.

— ★ ★ ★ —



DON'T FORGET
the Hot Dogs!



The annual hot dog fundraiser is a longtime tradition. All proceeds support the Pinewood Fire Department Auxiliary and help fund programs that benefit our community all year long.





OUR STORY



How We Found Our Way to Munds Park



2012

*Mike's
First Cabin*



2020

*Jessica's
First Visit*



2022

*Our RV Park
Camper*



Now

*Our Cabin
Today*

A Mountain Love Story

For us, the story of Munds Park started long before we ever imagined creating this guide.

Back in 2012, Mike's neighbors in North Phoenix purchased what he affectionately describes as "an old crappy singlewide with a great deck" and invited him to spend a weekend in Munds Park.

He had never been here before.

The moment he arrived, something clicked.

The towering ponderosa pines, the cooler mountain air, the quiet streets, and the sense of community were unlike anything he had experienced in Phoenix. Before the weekend was over, he called local real estate legend Bill Spain and purchased a cabin of his own.

That first cabin eventually became home to friends Walt and Denise, who still live there full-time today, but Mike's connection to Munds Park never faded.

Fast forward to 2020.

Just weeks after we met, Mike brought Jessica to Munds Park for the first time. Once again, it was love at first sight—not only for us as a couple, but for this incredible community.

Like many owners, we started with an affordable entry point: a travel trailer with a permanent deck in the RV park. It allowed us to experience the lifestyle, build friendships, and spend weekends in the pines before eventually upgrading to a cabin of our own.

Over the years, Munds Park has become much more than a place to escape the summer heat.

It's where we gather with friends around a firepit. It's where we slow down, breathe a little deeper, and reconnect with what matters most. It's where we step away from busy schedules and spend time surrounded by the beauty of God's creation.

For us, Munds Park is our happy place.

Whether you're considering your first cabin, exploring vacation home ownership, or simply curious about life in the pines, we hope this guide helps you discover why so many families fall in love with this special community.

Because if you know, you know.

IT'S A MUNDS THING.



WHY CALL *Mike?*



Buying or selling a cabin in Munds Park takes more than just market knowledge—it takes local expertise, strong relationships, and a *commitment to you.*

That's exactly what I bring to the table.



ALWAYS AVAILABLE TO SHOW PROPERTIES

I'm available 7 days a week and respond quickly—because the perfect cabin shouldn't have to wait.



ACCESS TO OFF-MARKET OPPORTUNITIES

Many of the best cabins never make it online. My local connections give you access to off-market and coming-soon opportunities.



ROOTED IN THE MUNDS PARK COMMUNITY

I live here, I love here, and I give back here. From supporting local events to helping neighbors, I'm proud to be an active part of this amazing community.

Whether you're buying or selling,
I'm here to help you find your place in **MUNDS PARK.**



*Local knowledge.
Trusted advice.
Results you can
count on.*

Mike Shrake

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(928) 224-9490



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