

\$374,900 - 302, 5040 53 Street, Sylvan Lake

MLS® #A2190737

\$374,900

2 Bedroom, 2.00 Bathroom, 973 sqft

Residential on 0.00 Acres

Downtown, Sylvan Lake, Alberta

This fantastic 3rd-floor unit offers stunning views of both the golf course and the lake, making it a perfect place to relax and enjoy your surroundings. The unit features 2 spacious bedrooms and 2 full bathrooms, including a well-sized ensuite with both a tub and shower combo. The kitchen is beautifully designed with quartz countertops and natural maple cabinets, creating a warm, inviting atmosphere that flows into the open living space. Large windows in the living room allow for an abundance of natural light.

Convenience is key with in-suite laundry and two designated parking stalls. Step out onto your balcony to enjoy breathtaking views of the lake or the lush golf course.

The building boasts impressive amenities, including a car wash bay, extra storage, a sauna, hot tub, fitness center, gazebo, and an outdoor entertainment area. There's also a party room, theater room, and lounge for relaxation and socializing.

This unit is ideally located just a short walk from restaurants, walking trails, the lake, the golf and country club, shopping, and the main marina. It truly is a rare find, especially with the end-unit location and its unparalleled views. A true gem in a prime location!

Built in 2007

Essential Information

MLS® #

A2190737



| | |
|----------------|-------------|
| Price | \$374,900 |
| Bedrooms | 2 |
| Bathrooms | 2.00 |
| Full Baths | 2 |
| Square Footage | 973 |
| Acres | 0.00 |
| Year Built | 2007 |
| Type | Residential |
| Sub-Type | Apartment |
| Style | Apartment |
| Status | Active |

Community Information

| | |
|-------------|---------------------|
| Address | 302, 5040 53 Street |
| Subdivision | Downtown |
| City | Sylvan Lake |
| County | Red Deer County |
| Province | Alberta |
| Postal Code | T4S0A4 |

Amenities

| | |
|----------------|--|
| Amenities | Bicycle Storage, Car Wash, Elevator(s), Fitness Center, Gazebo, Picnic Area, Sauna, Spa/Hot Tub, Storage |
| Parking Spaces | 2 |
| Parking | Owned, Stall, Titled, Underground |

Interior

| | |
|-------------------|--|
| Interior Features | Closet Organizers, Kitchen Island, Vinyl Windows, Breakfast Bar, Quartz Counters |
| Appliances | See Remarks |
| Heating | Boiler, Exhaust Fan |
| Cooling | None |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Gas |
| # of Stories | 4 |

Exterior

| | |
|-------------------|---------|
| Exterior Features | Balcony |
|-------------------|---------|

Construction Stone, Stucco

Additional Information

Date Listed February 5th, 2025

Days on Market 80

Zoning R3

Listing Details

Listing Office KIC Realty

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