

# \$490,000 - 20 Lindsay Crescent, Sylvan Lake

MLS® #A2201639

**\$490,000**

4 Bedroom, 3.00 Bathroom, 1,295 sqft

Residential on 0.15 Acres

Lakeway Landing, Sylvan Lake, Alberta

Located in the vibrant lake town of Sylvan Lake, this beautiful bi-level home offers a spacious and functional layout in a fantastic location. With schools and playgrounds nearby and just a short drive to shopping, restaurants, and the charming downtown, this home provides the perfect balance of convenience and lake-town living. The main floor boasts an open-concept design with large windows that fill the space with natural light. The living room features a cozy corner gas fireplace, while the dining area is surrounded by windows and offers direct access to a raised deck with great views. The kitchen is well-appointed with a center island and sit-up breakfast bar, a pantry, and plenty of counter space. This level also includes two bedrooms and a four-piece bathroom. A private staircase leads to the upper level, dedicated solely to the spacious primary bedroom. This retreat features a walk-in closet and a four-piece ensuite, providing a quiet and comfortable space to unwind. The walkout basement offers exceptional additional living space, including a large family room that easily accommodates a sectional and a pool table. A wet bar in the corner makes it perfect for entertaining. This level also includes another room that can be used as a bedroom or office, a four-piece bathroom, and direct access to the fenced backyard. The home is complete with a double attached garage, a double driveway for extra parking, and additional street parking. Just 15 minutes to Red Deer, this location offers easy



access to everything you need while allowing you to enjoy all that Sylvan Lake has to offer, from swimming and boating in the summer to ice fishing in the winter.

Call your realtor today to book your private viewing!

Built in 2005

### **Essential Information**

MLS® #	A2201639
Price	\$490,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,295
Acres	0.15
Year Built	2005
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

### **Community Information**

Address	20 Lindsay Crescent
Subdivision	Lakeway Landing
City	Sylvan Lake
County	Red Deer County
Province	Alberta
Postal Code	T4S 2R1

### **Amenities**

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

### **Interior**

Interior Features	Bar, Breakfast Bar, Kitchen Island, Separate Entrance
Appliances	None, See Remarks

Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Storage
Lot Description	Back Lane, Back Yard, Landscaped
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	March 12th, 2025
Days on Market	48
Zoning	R1

## Listing Details

Listing Office	TREC The Real Estate Company
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