\$744,900 - 18 Lakeland Road, Sylvan Lake

MLS® #A2208564

\$744,900

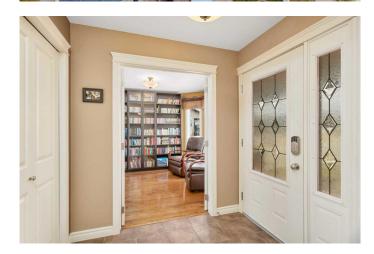
3 Bedroom, 4.00 Bathroom, 2,250 sqft Residential on 0.15 Acres

Lakeway Landing, Sylvan Lake, Alberta

Nestled in a serene neighborhood, in the most beautiful location, backing a greenspace and pond and trails, this stunning 3 bedroom home is more than just a place to live; it's a lifestyle waiting to be embraced. Imagine waking up each morning in a spacious primary suite, where sunlight dances through the windows, illuminating your personal retreat and if that isn't enough sunlight, move into the primary suite's own private sunroom. Also a 5pc ensuite bathroom with jetted tub. 2 additional bedrooms, 4pc bath and large family room complete this upper level. The heart of the home, the main floor expansive living space, welcomes you from the large foyer seamlessly flowing into a gourmet kitchen equipped with modern appliances and ample counter space, along with sit up eating island, open to dining and living areas, so it's perfect for entertaining guests or catching up with family. Elegant living space with fireplace and front office/library filled with natural light, main floor laundry and 2pc bath complete this level. Head down to the walkout basement, here you will find a large family room, great sized games area, 4pc bath and a flex room with many options for use. Step out the door to the closed in sun room that overlooks the parklike backyard setting, this room is wired for a hot tub. Open the windows and take in the fresh breeze or keep them closed and stay cozy and warm. This home is air conditioned, has infloor heat, RO system and water softner. Fenced and landscaped yard, 3 car garage with plenty







of room for all your things. This home is not just a property, it's a canvas for your family's memories.

Built in 2006

Essential Information

MLS® # A2208564 Price \$744,900

Bedrooms 3
Bathrooms 4.00
Full Baths 3
Half Baths 1

Square Footage 2,250 Acres 0.15 Year Built 2006

Type Residential
Sub-Type Detached
Style 2 Storey
Status Active

Community Information

Address 18 Lakeland Road Subdivision Lakeway Landing

City Sylvan Lake

County Red Deer County

Province Alberta
Postal Code T4S 0A3

Amenities

Parking Spaces 3

Parking Triple Garage Attached

of Garages 3

Interior

Interior Features Central Vacuum, Double Vanity, Granite Counters, Kitchen Island,

Pantry, Storage

Appliances Dishwasher, Refrigerator, Stove(s), Washer/Dryer, Water Softener,

Window Coverings

Heating In Floor, Forced Air

Cooling Central Air

Fireplace Yes

of Fireplaces 1

Fireplaces Gas

Has Basement Yes

Basement Finished, Full

Exterior

Exterior Features Other

Lot Description Back Yard, Backs on to Park/Green Space, Front Yard, Fruit

Trees/Shrub(s), Landscaped, Views

Roof Asphalt Shingle

Construction Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed April 4th, 2025

Days on Market 79 Zoning R1

Listing Details

Listing Office RE/MAX real estate central alberta

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