

\$345,000 - 92 Old Boomer Road, Sylvan Lake

MLS® #A2222802

\$345,000

4 Bedroom, 2.00 Bathroom, 989 sqft

Residential on 0.15 Acres

Fox Run, Sylvan Lake, Alberta

Donâ€™t miss your chance to own this perfect little starter home on one of the biggest lots on the block! With a few wall touch ups and a little paint, this home will sparkle like new. Ideally located directly across from the school, itâ€™s an excellent setting for families seeking both comfort and convenience.

Situated on an oversized corner lot, the property features RV parking, a fully fenced, extra-large backyard, and a spacious deck with a charming pergola, it becomes the perfect spot for outdoor entertaining or peaceful evenings at home.

Inside, youâ€™ll find updated tiled countertops, quality kitchen cabinetry, and a custom-tiled shower in the lower-level bathroom. Generous living areas offer a comfortable blend of function and style. Located in a well-kept neighbourhood with regularly maintained streets and priced to attract attention, this is a must-see opportunity. Schedule your showing today!

Built in 2001

Essential Information

MLS® #	A2222802
Price	\$345,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2



Square Footage	989
Acres	0.15
Year Built	2001
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

Community Information

Address	92 Old Boomer Road
Subdivision	Fox Run
City	Sylvan Lake
County	Red Deer County
Province	Alberta
Postal Code	T4S2H9

Amenities

Parking Spaces	2
Parking	Gravel Driveway, Off Street, RV Access/Parking, Stall

Interior

Interior Features	Ceiling Fan(s), Tile Counters
Appliances	Dishwasher, Microwave, Range Hood, Refrigerator, Stove(s), Washer/Dryer Stacked
Heating	In Floor, Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	None
Lot Description	Landscaped, Rectangular Lot, Street Lighting
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	May 25th, 2025
Days on Market	13

Zoning

R2

Listing Details

Listing Office

RE/MAX real estate central alberta

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.