

\$535,000 - 5009 41 Street, Sylvan Lake

MLS® #A2220532

\$535,000

3 Bedroom, 2.00 Bathroom, 1,473 sqft

Residential on 0.09 Acres

Cottage Area, Sylvan Lake, Alberta

IMMEDIATE POSSESSION Located in the cottage area of Sylvan Lake. Stroll to the beach, watch spectacular sunsets. Live the lake life. This 2003 custom built two storey home is in the much desired cottage area. Only half a block to the lake, beach and Centennial Park. Main floor offers a large open kitchen, walk-in pantry, living and dining area, bedroom (no closet) and half bath. 2nd floor features two bedrooms, hall closet and spacious full bathroom. The unfinished basement is fully insulated with under floor heating plumbed in for future development. Mature trees and shrubs offer natural privacy to enjoy the outdoors on the front and back decks. Off street parking is in the rear yard. Owners have maintained home with new fridge, updated stove, shingles 2016, hot water tank 2017, dryer 2024, washer 2025, smoke/carbon monoxide detectors replaced July 2025, furnace and ducts professionally inspected and cleaned August 2025, carpets cleaned, house just freshly painted and cleaned. Move in and enjoy your home in the cottage area of Sylvan Lake. Opportunity for a garage in the back.

Built in 2003

Essential Information

MLS® # A2220532

Price \$535,000



Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,473
Acres	0.09
Year Built	2003
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	5009 41 Street
Subdivision	Cottage Area
City	Sylvan Lake
County	Red Deer County
Province	Alberta
Postal Code	T4S 1B9

Amenities

Parking Spaces	2
Parking	Off Street

Interior

Interior Features	Bathroom Rough-in, Closet Organizers, Laminate Counters, Pantry
Appliances	Dishwasher, Electric Stove, Refrigerator, Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	Private Yard
Lot Description	Back Yard, Front Yard, Landscaped
Roof	Asphalt Shingle
Construction	Concrete, Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	May 16th, 2025
Days on Market	182
Zoning	R5

Listing Details

Listing Office	Royal LePage Network Realty Corp.
----------------	-----------------------------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® 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.