

# \$665,000 - 3817 Lakeshore Drive, Sylvan Lake

MLS® #A2192791

**\$665,000**

2 Bedroom, 2.00 Bathroom, 1,082 sqft

Residential on 0.09 Acres

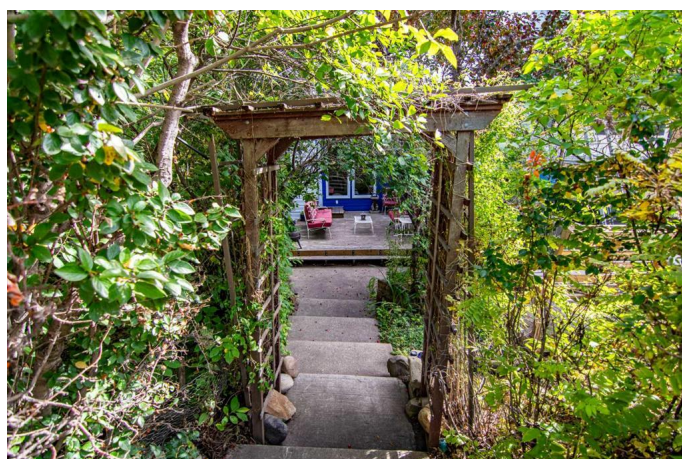
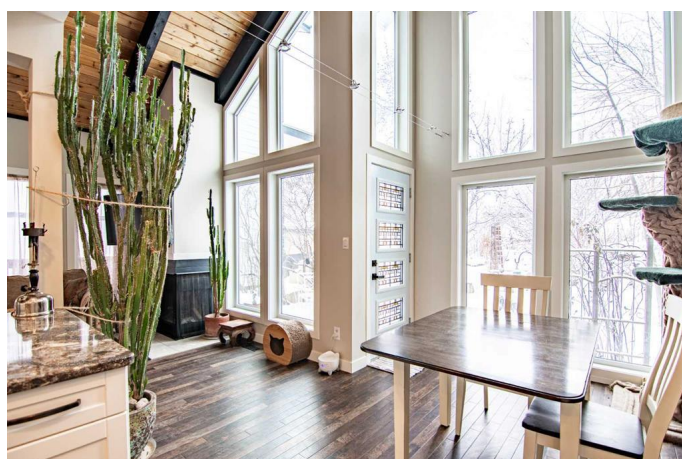
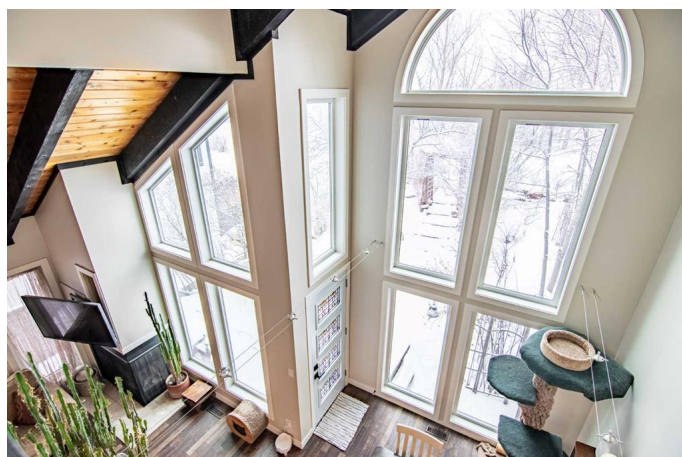
Cottage Area, Sylvan Lake, Alberta

This fully renovated home blends modern decor with rustic charm. Featuring cathedral ceilings with beautiful wood beams and floor to ceiling windows, the open concept living space is bathed in natural light. The spacious loft provides beautiful views of the lake, a large walk-in closet and a spa-like ensuite. The neutral, contemporary design throughout the home ensures a timeless appeal. The front yard is a private retreat, shielded by mature trees, making it a perfect place to unwind or entertain. Just across the road from the beach, you can easily carry your paddleboard to the water, moor your boat in front of your property or take a walk on the main boardwalk to a variety of fantastic restaurants downtown. This property is located amongst million dollar homes, making it an exclusive, sought-after address in a prime location.

Built in 1989

## Essential Information

MLS® #	A2192791
Price	\$665,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,082
Acres	0.09
Year Built	1989



Type	Residential
Sub-Type	Detached
Style	1 and Half Storey
Status	Active

### Community Information

Address	3817 Lakeshore Drive
Subdivision	Cottage Area
City	Sylvan Lake
County	Red Deer County
Province	Alberta
Postal Code	T4S 1B8

### Amenities

Parking Spaces	2
Parking	Gravel Driveway, Off Street, Alley Access, Parking Pad
Is Waterfront	Yes

### Interior

Interior Features	Ceiling Fan(s), High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Quartz Counters, Vinyl Windows, Walk-In Closet(s), Breakfast Bar, Beamed Ceilings, Track Lighting
Appliances	Dishwasher, Electric Stove, Refrigerator, Washer/Dryer Stacked
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning, Family Room
Has Basement	Yes
Basement	See Remarks

### Exterior

Exterior Features	Courtyard, Fire Pit, Private Yard
Lot Description	Back Lane, Back Yard, Lake, Treed, Views, Waterfront
Roof	Asphalt
Construction	Vinyl Siding, Wood Frame, Wood Siding
Foundation	Poured Concrete

### Additional Information

Date Listed	February 7th, 2025
Days on Market	90
Zoning	R5

## **Listing Details**

Listing Office	Century 21 Maximum
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