

\$499,000 - 5115 48 Avenue, Sylvan Lake

MLS® #A2254715

\$499,000

4 Bedroom, 2.00 Bathroom, 1,087 sqft

Residential on 0.15 Acres

Downtown, Sylvan Lake, Alberta

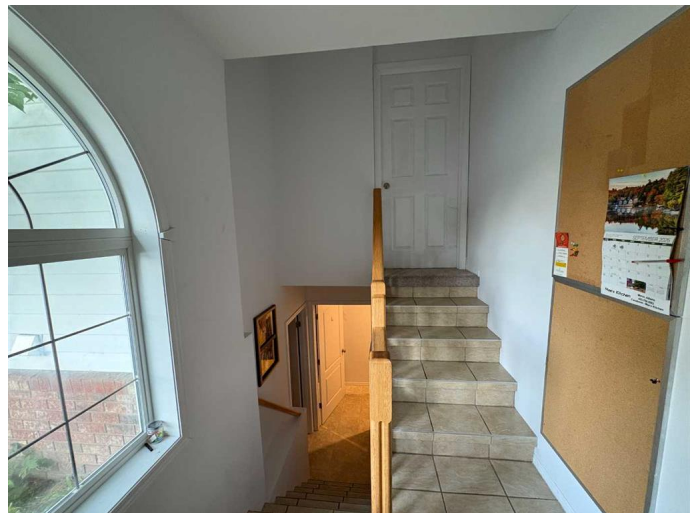
Are you a savvy investor or a first time home buyer looking to secure an amazing property in Sylvan Lake with rental income?!?! This well-maintained property has gone through extensive renovations and landscaping. LOCATION, LOCATION, LOCATION!! Close to downtown and the super fun Sylvan boardwalk – this property puts you in the heart of it all while maintaining quiet on a non-busy street. Currently the owner rents the upper and lower portions of the home separately, and it has also been a successful Air BnB. Main level boasts a great kitchen and dining room looking out onto a large and private backyard. A large office/flex room and two bedrooms with a full bath and large living room. Downstairs there is another full kitchen, living room, full bathroom and 2 more bedrooms. There is a separate laundry room at the bottom of the stairs as part of the shared large entrance. There are TWO SEPARATE yards, so if you are using this as a rental or Air BnB each guest has their dedicated space!! Both yards are completely fenced and the rear includes a 16x24 garage with power adding even more opportunity! *Most interior photos from prior to current tenants.

Built in 2001

Essential Information

MLS® # A2254715

Price \$499,000



Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,087
Acres	0.15
Year Built	2001
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

Community Information

Address	5115 48 Avenue
Subdivision	Downtown
City	Sylvan Lake
County	Red Deer County
Province	Alberta
Postal Code	T4S 1G6

Amenities

Parking Spaces	4
Parking	Off Street, Parking Pad, Single Garage Detached
# of Garages	1

Interior

Interior Features	Ceiling Fan(s), French Door
Appliances	Dishwasher, Microwave, Refrigerator, Stove(s), Washer/Dryer
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Exterior Entry, Finished, Full, Suite

Exterior

Exterior Features	None
Lot Description	Back Lane, Back Yard, City Lot, Lawn
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	September 4th, 2025
Days on Market	64
Zoning	R2

Listing Details

Listing Office	RE/MAX real estate central alberta
----------------	------------------------------------

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.