

\$349,900 - 4628 45 Street, Sylvan Lake

MLS® #A2251592

\$349,900

4 Bedroom, 4.00 Bathroom, 1,226 sqft

Residential on 0.09 Acres

Palo, Sylvan Lake, Alberta

Stylish Sylvan Lake Living – 4 Bed, 4 Bath Gem Just Blocks from the Water! Step into this stunning two-storey home where trendy design meets everyday comfort. With 4 spacious bedrooms and 4 bathrooms, this property offers room to grow, entertain, and unwind. Inside, the open-concept layout is enhanced by chic finishes and thoughtful touches throughout, making every corner feel fresh and inviting. The primary suite offers a walk-in closet and 4 piece ensuite. 2 more bedrooms and a 4 piece bath on the upper floor. Enjoy the convenience of a single-car garage and a fully landscaped, fenced yard—perfect for summer BBQs, pets, or simply soaking up the sun in privacy. The basement is complete with a large rec room for family nights, 4th bedroom, 2 piece bathroom and storage/ utility space. Located just a few blocks from the lake, this home offers the best of both worlds: stylish interiors and an unbeatable location. Don't miss your chance to own this beauty and fall in love with your next home!

Built in 2006

Essential Information

MLS® #	A2251592
Price	\$349,900
Bedrooms	4
Bathrooms	4.00
Full Baths	2



Half Baths	2
Square Footage	1,226
Acres	0.09
Year Built	2006
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

Community Information

Address	4628 45 Street
Subdivision	Palo
City	Sylvan Lake
County	Red Deer County
Province	Alberta
Postal Code	T4S1P1

Amenities

Parking Spaces	3
Parking	Concrete Driveway, Single Garage Attached
# of Garages	1

Interior

Interior Features	Built-in Features
Appliances	Dishwasher, Microwave, Refrigerator, Stove(s), Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Fire Pit
Lot Description	Back Lane, Back Yard, Landscaped, Rectangular Lot, Street Lighting, Reverse Pie Shaped Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	August 27th, 2025
Days on Market	11
Zoning	R2

Listing Details

Listing Office	Century 21 Maximum
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