

# \$479,900 - 136 Crestview Boulevard, Sylvan Lake

MLS® #A2262884

**\$479,900**

3 Bedroom, 3.00 Bathroom, 1,261 sqft

Residential on 0.08 Acres

Crestview, Sylvan Lake, Alberta

RARE TOWNHOME!!! 136 Crestview Blvd, a beautifully appointed 4-bedroom, 4-bathroom home offering 1,863 sq. ft. of total developed living space in the highly desirable community of Crestview, Sylvan Lake. Designed for today's family lifestyle, this home features two spacious living rooms, central A/C, custom window coverings, and a fully developed basement, ideal for movie nights, guests, or a home office.

Outside, you'll find a fully landscaped and fenced yard complete with a detached garage, small RV parking, and a second storey balcony that's perfect for your morning coffee or evening sunset views. Just steps from parks and the scenic walking trails that connect throughout Sylvan Lake, this location offers an active, outdoor-friendly lifestyle.

Families will love being in the catchment for Steffie Woima Elementary School, one of Sylvan Lake's most respected and welcoming schools, with Fox Run Middle School and H. J. Cody High School nearby for older students.

This move-in-ready home offers the perfect blend of modern comfort, community connection, and small town charm, all in one of Sylvan Lake's most sought after neighborhoods. This house is a rare family townhome in an unbelievable community!



Built in 2024

Essential Information

MLS® #	A2262884
Price	\$479,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,261
Acres	0.08
Year Built	2024
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

Community Information

Address	136 Crestview Boulevard
Subdivision	Crestview
City	Sylvan Lake
County	Red Deer County
Province	Alberta
Postal Code	T4S 0V8

Amenities

Parking Spaces	3
Parking	Single Garage Detached
# of Garages	1

Interior

Interior Features	Kitchen Island, Quartz Counters
Appliances	Central Air Conditioner, Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Balcony, Private Yard
Lot Description	Back Yard, City Lot
Roof	Asphalt Shingle
Construction	Concrete, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

**Additional Information**

Date Listed	October 7th, 2025
Days on Market	1
Zoning	R3

**Listing Details**

Listing Office	The Agency North Central Alberta
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