

\$517,400 - 4166 Ryders Ridge Boulevard, Sylvan Lake

MLS® #A2038402

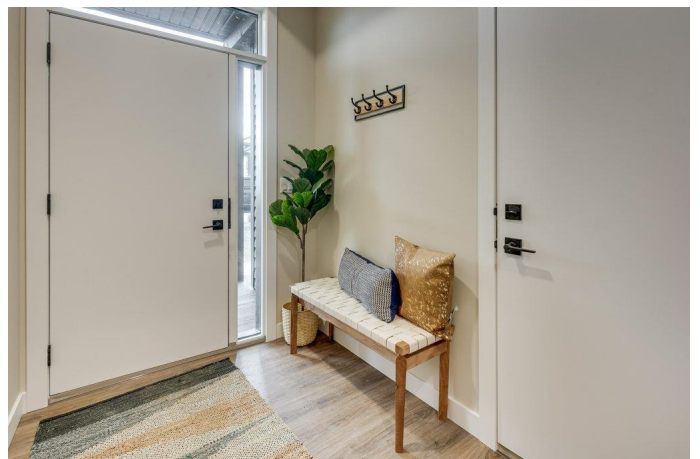
\$517,400

3 Bedroom, 3.00 Bathroom, 1,585 sqft

Residential on 0.09 Acres

Vista, Sylvan Lake, Alberta

If you are looking for something different and want a brand new home in an affordable price point, this is the home for you. Drive into your attached heated garage and still have lots of space up front for lake toys, a workbench or sitting area. Upstairs is open floor plan with a WOW kitchen, 2 toned maple cabinets with soft close drawers & cabinets. White quartz countertops, black LG stainless Steel appliance pkg, undermount sink that looks into backyard, & black fixtures. 6 foot island with bi microwave, and extra cabinets on frontside. Wall pantry and decorative glass front cabinets. A feature wall in living room with an electric fireplace and 2 huge windows, vinyl plank flooring on this level. 2 pce powder room for guests. Upstairs to 2 good sized bedrooms, 4 pce bathroom, laundry room, and primary bedroom with large walk in closet, 3 pce ensuite with stand up shower. Upstairs has carpet. High efficient furnace with 2 stage fan, humidifier, infloor heat in garage, HRV, instant heat recovery system, water softener, & upgraded lighting package throughout are just a few of the energy efficient things in this home. Front yard will have sod. The west facing backyard has a 12'6x10 pressure treated wood deck for evening barbques, black dirt levelled to grade, lots of room for extra parking , RV, boat or just all your friends who want to hang out in your cool house at the lake. Located in a 30 zone half block to playground, close to schools, shopping and easy highway access. Immediate possession



available. Taxes to be assessed.

Built in 2023

Essential Information

MLS® #	A2038402
Price	\$517,400
Sold Price	\$525,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,585
Acres	0.09
Year Built	2023
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	4166 Ryders Ridge Boulevard
Subdivision	Vista
City	Sylvan Lake
County	Red Deer County
Province	Alberta
Postal Code	T4S0T3

Amenities

Parking Spaces	2
Parking	Double Garage Attached, Heated Garage

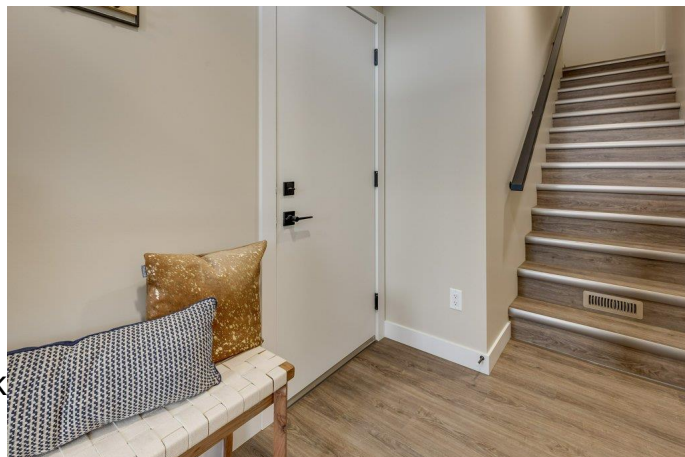
Interior

Interior Features	Closet Organizers, Kitchen Island, Laminate Counters, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, Tankless Hot Water, Vinyl Windows, Walk-In Closet(s)
Appliances	Dishwasher, Electric Stove, Garage Control(s), Microwave, Refrigerator
Heating	In Floor, Forced Air, Natural Gas
Cooling	None

Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric, Living Room
Basement	None

Exterior

Exterior Features	None
Lot Description	Back Lane, Backs on to Park
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete



Additional Information

Date Listed	April 7th, 2023
Date Sold	October 26th, 2023
Days on Market	202
Zoning	R5
HOA Fees	0.00

Listing Details

Listing Office	RCR - Royal Carpet Realty Ltd.
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