

\$185,000 - 408, 3 Broadway Rise, Sylvan Lake

MLS® #A2089169

\$185,000

2 Bedroom, 2.00 Bathroom, 841 sqft

Residential on 0.04 Acres

Beacon Hill, Sylvan Lake, Alberta

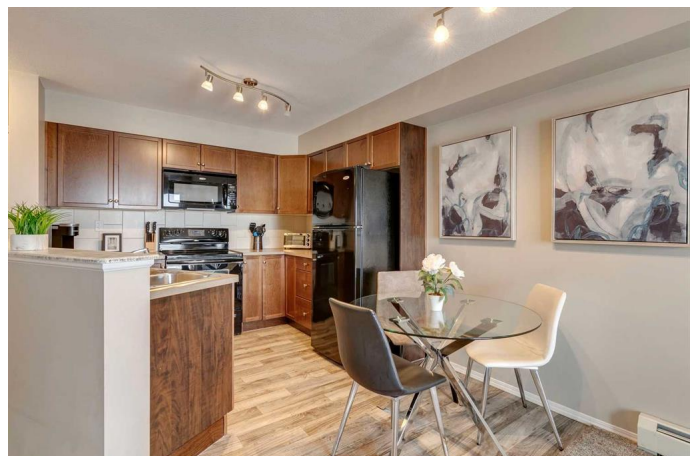
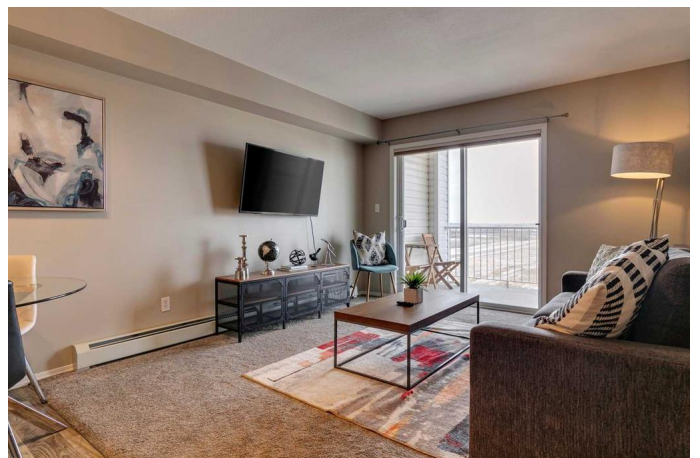
Welcome to your peaceful retreat in the heart of the city! This exceptional top-floor unit features 2 bedrooms, 2 bathrooms, and is designed for a life of comfort and tranquility. Situated in a quiet location, this unit boasts two west-facing balconies, allowing you to soak in the beauty of sunsets over the adjacent field.

Step inside to a bright and spacious living area with an open-concept design, connecting the living room, dining area, and a modern kitchen. The master bedroom comes complete with an ensuite bathroom, and a second bedroom offers flexibility for guests or a home office.

This prime location strikes the perfect balance between urban amenities and natural serenity. You'll find conveniences at your doorstep, while a short drive leads you to the tranquil lakeside. Whether you're seeking a solid investment opportunity or low-maintenance living for yourself, this unit offers the best of both worlds. Plus, you'll have the added convenience of a complex gym and one underground parking space, keeping your vehicle secure and sheltered.

Don't miss the chance to make this top-floor unit your own – a delightful haven for both investment and personal enjoyment!

Built in 2008



Essential Information

MLS® #	A2089169
Price	\$185,000
Sold Price	\$179,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	841
Acres	0.04
Year Built	2008
Type	Residential
Sub-Type	Apartment
Style	Apartment
Status	Sold

Community Information

Address	408, 3 Broadway Rise
Subdivision	Beacon Hill
City	Sylvan Lake
County	Red Deer County
Province	Alberta
Postal Code	T4S 0G9

Amenities

Amenities	Fitness Center
Parking Spaces	1
Parking	Titled, Underground

Interior

Interior Features	Open Floorplan, See Remarks, Walk-In Closet(s)
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked, Window Coverings
Heating	Hot Water
Cooling	None
# of Stories	4

Exterior

Exterior Features	Other
Construction	Vinyl Siding, Wood Frame

Additional Information

Date Listed	November 3rd, 2023
Date Sold	February 8th, 2024
Days on Market	97
Zoning	R3
HOA Fees	0.00

Listing Details

Listing Office	REAL BROKER
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