

\$349,900 - 7 Station Drive, Sylvan Lake

MLS® #A2101260

\$349,900

3 Bedroom, 3.00 Bathroom, 752 sqft

Residential on 0.05 Acres

Sixty West, Sylvan Lake, Alberta

Welcome to worry-free living in the highly sought-after Sixty West community, nestled in the charming town of Sylvan Lake. This brand-new townhome is the embodiment of modern comfort and convenience, providing everything you need for a seamless transition into your dream home. The contemporary design and layout create a welcoming and spacious atmosphere, and lots of natural sunlight that permeates the open-concept main floor. The kitchen boasts high-end, energy-efficient appliances and lots of cabinets. Step outside onto the charming covered deck that extends to a quaint, fully fenced backyard. Downstairs, you'll find all the bedrooms with the convenience of the laundry facilities nearby. The Primary bedroom has a walk through closet to your beautiful ensuite. You have the option of adding a garage with the builder, alternatively, the ample parking space is for two vehicles. To provide you with peace of mind, this home comes with a new home warranty. Say goodbye to worries and hello to the comfort of knowing that your investment is protected.

Built in 2023

Essential Information

MLS® # A2101260

Price \$349,900

Sold Price \$375,000



Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	752
Acres	0.05
Year Built	2023
Type	Residential
Sub-Type	Row/Townhouse
Style	Bi-Level
Status	Sold

Community Information

Address	7 Station Drive
Subdivision	Sixty West
City	Sylvan Lake
County	Red Deer County
Province	Alberta
Postal Code	T4S 0S6

Amenities

Parking Spaces	2
Parking	Gravel Driveway, Off Street, Parking Pad

Interior

Interior Features	Closet Organizers, Kitchen Island, Open Floorplan, Pantry, Quartz Counters, Walk-In Closet(s)
Appliances	ENERGY STAR Qualified Appliances, ENERGY STAR Qualified Dishwasher, ENERGY STAR Qualified Refrigerator, Microwave Hood Fan, Stove(s), Washer/Dryer Stacked
Heating	ENERGY STAR Qualified Equipment, Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	None
Lot Description	Back Lane, Back Yard
Roof	Shingle

Construction	Concrete, Mixed
Foundation	Poured Concrete

Additional Information

Date Listed	January 11th, 2024
Date Sold	April 1st, 2024
Days on Market	79
Zoning	R3
HOA Fees	0.00

Listing Details

Listing Office	CIR Realty
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