

\$389,900 - 49 Reid Court, Sylvan Lake

MLS® #A2121818

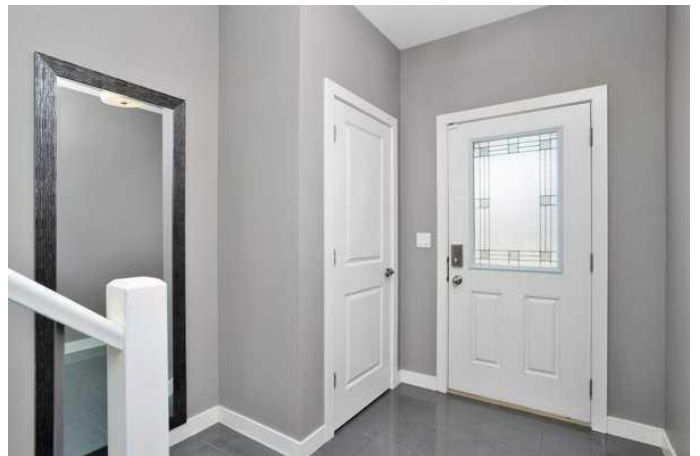
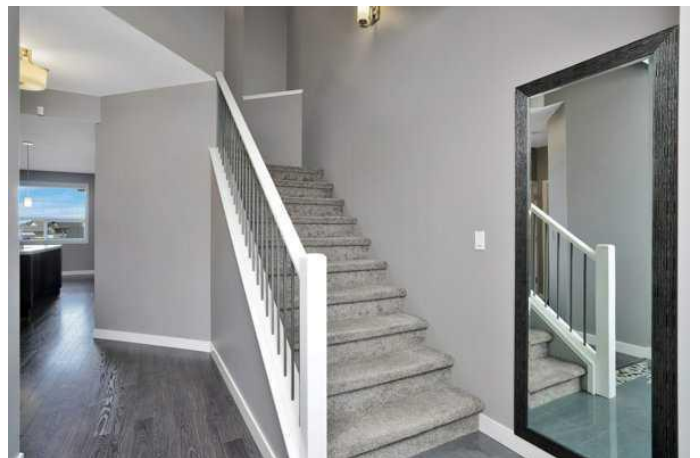
\$389,900

4 Bedroom, 4.00 Bathroom, 1,401 sqft

Residential on 0.06 Acres

Ryders Ridge, Sylvan Lake, Alberta

Introducing a meticulously crafted 2015 townhome by Unique Elevations, offering an expansive layout spanning over 2,000 square feet of fully finished living space. Situated in the sought-after Ryders Ridge neighbourhood, residences of this generous size are a rare find! Upon entry, you are greeted by a tiled foyer and an impressive grand staircase, setting the tone for the inviting atmosphere within. The main floor seamlessly flows with an open-concept design, featuring a kitchen that overlooks the dining area and a cozy entertainment space adorned with an electric fireplace, perfect for unwinding during the winter months or those rainy days. The kitchen boasts stainless steel appliances and a sleek silgranit sink, exuding a sense of elegance and functionality. Descending to the lower level, high ceilings and in-floor heating enhance the ambiance, creating a welcoming space ideal for relaxation and entertainment. Here, you'll discover one of the residence's three full bathrooms, along with the first of four bedrooms and an additional entertainment area. Ascending to the upper level, you'll find the convenience of a second full bathroom, upstairs laundry facilities, two more bedrooms, and the luxurious master suite. The master retreat features a spacious walk-in closet equipped with a mounted mirror and ample shelving, along with a private ensuite for added comfort and privacy. Beyond the interiors, the backyard presents a serene outdoor oasis. Outside features a covered



deck with privacy blinds provides an ideal setting for outdoor gatherings, while two sheds offer convenient storage solutions for your belongings. Additional space behind the sheds accommodates any additional lake day essentials, ensuring every aspect of leisure living is catered to. This is all without mention of the garage with built-in storage, bike racks, and much more. Experience the epitome of modern comfort and convenience in this exceptional townhome, where every detail has been thoughtfully curated for refined living.

Built in 2014

Essential Information

MLS® #	A2121818
Price	\$389,900
Sold Price	\$389,900
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,401
Acres	0.06
Year Built	2014
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Sold

Community Information

Address	49 Reid Court
Subdivision	Ryders Ridge
City	Sylvan Lake
County	Red Deer County
Province	Alberta
Postal Code	T4S 0L9

Amenities

Parking Spaces	2
Parking	Single Garage Attached

Interior

Interior Features	Kitchen Island, Pantry, Storage, Walk-In Closet(s)
Appliances	Dishwasher, Garage Control(s), Refrigerator, Stove(s), Washer/Dryer
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric, Living Room
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Yard, Rain Gutters
Lot Description	Back Yard
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	April 27th, 2024
Date Sold	May 11th, 2024
Days on Market	14
Zoning	R3
HOA Fees	0.00

Listing Details

Listing Office	eXp Realty
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