

# \$319,000 - 21 Legend Court, Sylvan Lake

MLS® #A2138271

**\$319,000**

4 Bedroom, 4.00 Bathroom, 1,410 sqft

Residential on 0.05 Acres

Lakeway Landing, Sylvan Lake, Alberta

Welcome to this fully developed townhouse, located in Lakeway Landing. Enter into the open-concept main level featuring a spacious floor plan. The living room serves as the heart of the home, with large windows allowing the natural light to flow through also providing access to the private deck and fenced backyard. The kitchen features generous counter space with stainless steel appliances, and abundant cabinetry. Adjacent to the kitchen, a cozy eating area, providing a perfect spot for casual dining. The upper floor's primary bedroom boasts an ensuite bath and walk-in closet with custom shelving offers, ample storage and organization. 2 more bedrooms on the upper level and a full bathroom. The basement features an additional living area, large 4th bedroom bedroom, providing comfort for guests. Finishing off the lower level is a large bathroom and a utility/ laundry room. Lakeway Landing is a lovely residential neighborhood with playgrounds, a dog park, walking trails, soccer fields and schools. With easy access to major roadways, commuting is a breeze. This is a rare opportunity to own an impeccably maintained home at a great price or add to your investment portfolio.

Built in 2007

## Essential Information

MLS® #

A2138271



|                |               |
|----------------|---------------|
| Price          | \$319,000     |
| Sold Price     | \$319,000     |
| Bedrooms       | 4             |
| Bathrooms      | 4.00          |
| Full Baths     | 3             |
| Half Baths     | 1             |
| Square Footage | 1,410         |
| Acres          | 0.05          |
| Year Built     | 2007          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 2 Storey      |
| Status         | Sold          |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 21 Legend Court |
| Subdivision | Lakeway Landing |
| City        | Sylvan Lake     |
| County      | Red Deer County |
| Province    | Alberta         |
| Postal Code | T4S0B1          |

### Amenities

|                |                                                                              |
|----------------|------------------------------------------------------------------------------|
| Parking Spaces | 2                                                                            |
| Parking        | Concrete Driveway, Garage Faces Front, Heated Garage, Single Garage Attached |

### Interior

|                   |                                                                                             |
|-------------------|---------------------------------------------------------------------------------------------|
| Interior Features | Closet Organizers                                                                           |
| Appliances        | Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Microwave, Refrigerator, Washer |
| Heating           | Forced Air, Natural Gas                                                                     |
| Cooling           | Central Air                                                                                 |
| Has Basement      | Yes                                                                                         |
| Basement          | Finished, Full                                                                              |

### Exterior

|                   |                                  |
|-------------------|----------------------------------|
| Exterior Features | Private Yard                     |
| Lot Description   | Back Lane, Back Yard, Cul-De-Sac |

|              |                     |
|--------------|---------------------|
| Roof         | Asphalt Shingle     |
| Construction | Brick, Vinyl Siding |
| Foundation   | Poured Concrete     |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | June 7th, 2024  |
| Date Sold      | June 18th, 2024 |
| Days on Market | 11              |
| Zoning         | R3              |
| HOA Fees       | 0.00            |

**Listing Details**

|                |                    |
|----------------|--------------------|
| Listing Office | Century 21 Maximum |
|----------------|--------------------|

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