

\$359,900 - 13 Iron Gate Boulevard, Sylvan Lake

MLS® #A2185466

\$359,900

4 Bedroom, 4.00 Bathroom, 1,251 sqft

Residential on 0.05 Acres

Iron Gate, Sylvan Lake, Alberta

NO CONDO FEES!! Welcome to this stunning 2-storey townhouse, originally showcased as Falcon™s show home! Built in 2019, this property combines modern design and functional living. The upper level features three spacious bedrooms, including a primary suite with a 3-piece ensuite, plus a 4-piece main bathroom. The main floor boasts a bright, open-concept layout with a gorgeous kitchen featuring a large island seating four, perfect for entertaining. Step outside to your fenced backyard complete with a fire pit and space for two parking spots. The fully finished basement adds a bedroom, a family room, and another 4-piece bathroom. Conveniently located a short drive from the lake and within walking distance of restaurants and shopping, this home offers both style and location!

Built in 2019

Essential Information

MLS® #	A2185466
Price	\$359,900
Sold Price	\$359,900
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,251
Acres	0.05



Year Built	2019
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Sold

Community Information

Address	13 Iron Gate Boulevard
Subdivision	Iron Gate
City	Sylvan Lake
County	Red Deer County
Province	Alberta
Postal Code	T4S 0T6

Amenities

Parking Spaces	2
Parking	Stall

Interior

Interior Features	Kitchen Island, Soaking Tub, Vinyl Windows
Appliances	Dishwasher, Microwave Hood Fan, Refrigerator, Stove(s), Washer/Dryer
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior Features	Fire Pit
Lot Description	Back Yard, Back Lane, Standard Shaped Lot
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	January 5th, 2025
Date Sold	January 23rd, 2025
Days on Market	18
Zoning	R3
HOA Fees	0.00

Listing Details

Listing Office Maxwell Real Estate Solutions Ltd.

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