

\$469,900 - 113 Hinshaw Drive, Sylvan Lake

MLS® #A2188239

\$469,900

3 Bedroom, 3.00 Bathroom, 1,640 sqft
Residential on 0.09 Acres

Hampton Pointe, Sylvan Lake, Alberta

This stunning 6-year-old family home still shines like new, showcasing exceptional care and attention to detail throughout. With 3 bedrooms, 3 bathrooms, and over 1,500 sq. ft. of thoughtfully designed living space, this property offers the perfect blend of style and functionality.

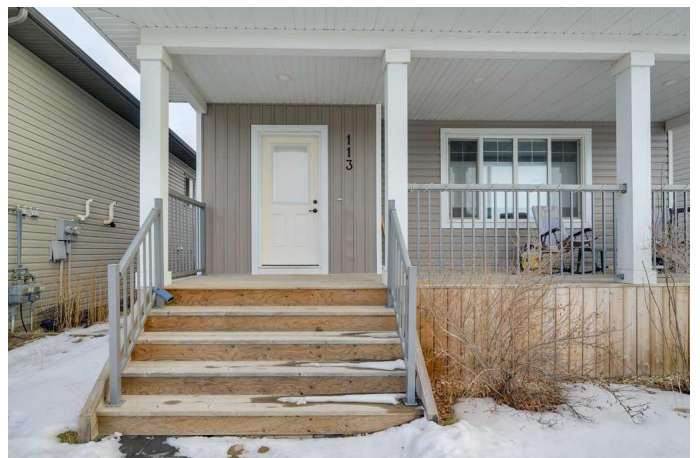
Step inside to a warm and inviting open-concept layout that feels both modern and timeless. The chef's kitchen is perfect for entertaining, featuring a large breakfast bar island, ample cabinetry, and plenty of counter space for all your culinary needs.

Upstairs, relax in your spacious primary retreat, complete with a huge, walk-in closet and a private 5-piece ensuite. Two additional generously sized bedrooms, another 4-piece bathroom, and a convenient laundry room complete the upper floor, making everyday living effortless.

The unfinished basement provides endless possibilities to customize the space to your liking, with a bathroom roughed in and ready for your finishing touches.

Enjoy outdoor living on the huge covered front deck, perfect for enjoying those summer sunsets. The rear-attached heated, double garage is fully drywalled, ensuring your vehicles and storage stay protected year-round.

Lovingly cared for and still in perfect condition, this home offers all the benefits of a newer build with the added charm of a well-established property. Don't miss your



opportunity to make this gem your own.

Built in 2019

Essential Information

MLS® #	A2188239
Price	\$469,900
Sold Price	\$460,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,640
Acres	0.09
Year Built	2019
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	113 Hinshaw Drive
Subdivision	Hampton Pointe
City	Sylvan Lake
County	Red Deer County
Province	Alberta
Postal Code	T4S 2L6

Amenities

Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	Kitchen Island, Laminate Counters, No Animal Home
Appliances	Dishwasher, Dryer, Microwave Hood Fan, Refrigerator, Stove(s), Washer
Heating	Forced Air
Cooling	Central Air
Has Basement	Yes

Basement Full, Unfinished

Exterior

Exterior Features None
Lot Description Back Lane, Landscaped, Rectangular Lot
Roof Asphalt Shingle
Construction Vinyl Siding
Foundation Poured Concrete

Additional Information

Date Listed January 16th, 2025
Date Sold February 27th, 2025
Days on Market 42
Zoning R5
HOA Fees 0.00

Listing Details

Listing Office Royal LePage Network Realty Corp.

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