

\$574,900 - 4410 46 Streetclose, Sylvan Lake

MLS® #A2182962

\$574,900

4 Bedroom, 3.00 Bathroom, 1,218 sqft
Residential on 0.26 Acres

Palo, Sylvan Lake, Alberta

Acreage living in town! This home is on a huge 0.26-acre lot. With 1,217 square-foot this bi-level home in a quiet cul-de-sac offers the perfect blend of space, comfort, and convenience. Featuring four bedrooms and a bright, airy layout, this home showcases two gas fireplaces—one in the living room and one in the basement—along with durable vinyl plank flooring throughout. The updated kitchen boasts quartz countertops and a convenient wall pantry. The main level includes two bedrooms, including a spacious primary bedroom with a private 3-piece ensuite, as well as a 4-piece bathroom. Large windows fill the home with natural light, creating a welcoming atmosphere throughout. The fully developed basement provides additional living space, with a large family room, two bedrooms, and a 3-piece bathroom. Outside, the property features a spacious 24 X 32 two-car detached garage, concrete driveway, RV parking, and a fenced lot that offers plenty of space for vehicles and outdoor activities. The backyard is a private oasis with a fire pit, and a deck completed in 2023, perfect for entertaining. The landscaped lot is adorned with perennials and fruit trees, offering both beauty and practicality. There is a functioning licensed Airbnb in the basement which includes a refrigerator, microwave, cabinets, and a wet bar. Situated close to walking trails, parks, and schools, this home combines a prime location with thoughtful features, making it an ideal choice for families



or anyone seeking a relaxed lifestyle in Sylvan Lake.

Built in 1977

Essential Information

MLS® #	A2182962
Price	\$574,900
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,218
Acres	0.26
Year Built	1977
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

Community Information

Address	4410 46 Streetclose
Subdivision	Palo
City	Sylvan Lake
County	Red Deer County
Province	Alberta
Postal Code	T4S 1K6

Amenities

Parking Spaces	7
Parking	Additional Parking, Heated Garage, Concrete Driveway, Double Garage Detached
# of Garages	2

Interior

Interior Features	Central Vacuum, Storage, Closet Organizers
Appliances	Dishwasher, Garage Control(s), Refrigerator, Stove(s), Dryer, Washer
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes

# of Fireplaces	2
Fireplaces	Gas, Basement, Brick Facing, Family Room
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Fire Pit, Private Yard
Lot Description	Cul-De-Sac, Fruit Trees/Shrub(s), Landscaped, Corner Lot, Dog Run Fenced In, Wooded
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	January 22nd, 2025
Days on Market	50
Zoning	R1

Listing Details

Listing Office Royal LePage Network Realty Corp.

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