

\$669,000 - 4396 Ryders Ridge Boulevard, Sylvan Lake

MLS® #A2203400

\$669,000

4 Bedroom, 4.00 Bathroom, 1,953 sqft
Residential on 0.14 Acres

Ryders Ridge, Sylvan Lake, Alberta

Charming Home in Ryders Ridge: A Must-See!
Welcome to a beautifully maintained 4-bedroom, 4-bathroom home in Ryders Ridge, offering over 2,751 sq ft of fully developed living space. From the moment you arrive, the inviting covered front porch sets a warm and welcoming tone. Inside, a bright and spacious entryway greets you, featuring a large closet and a cozy office on the other side with expansive windows to enjoy stunning sunrises. The living room is a perfect retreat with a newly redone gas fireplace with custom shelving, creating a cozy atmosphere. The open-concept dining area flows seamlessly into a timeless kitchen, equipped with stainless steel appliances and ample counter space—ideal for the family chef. Step outside to a huge, covered deck with a natural gas hookup, perfect for family BBQs and keeping you protected from the elements. The generously sized, fully fenced backyard ensures privacy and low maintenance, complete with powered RV parking, a shed, a fire pit area, and lush cherry and apple trees. Convenience is key with a main floor laundry room near the garage entrance, a heated double attached garage, and a central half bathroom. Upstairs, the primary bedroom is a luxurious retreat with an ensuite featuring a corner tub, walk-in closet, and in-ceiling speakers controlled by a touchpad. Two additional large bedrooms and a full bathroom complete the upper level. The newly and completely renovated basement boasts in-floor



heating, vinyl plank flooring, a large bedroom with a walk-in closet, a full bathroom, a wet bar with a beverage fridge, and a spacious second family room area with built-in cabinetry. Enjoy features like dimmable lighting, new doors, and central vacuum hookups. Additional amenities include a water softener, high-efficiency furnace, dehumidifier, A/C, underground sprinkler system, security system with cameras, and in-ceiling speakers. This home truly has it all! Easy access to walking trails, parks, and outdoor activities. Close to schools, recreation facilities, and shopping. Make this dream home yours today!

Built in 2011

Essential Information

MLS® #	A2203400
Price	\$669,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,953
Acres	0.14
Year Built	2011
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	4396 Ryders Ridge Boulevard
Subdivision	Ryders Ridge
City	Sylvan Lake
County	Red Deer County
Province	Alberta
Postal Code	T4S 0J7

Amenities

Parking Spaces	4
Parking	Concrete Driveway, Double Garage Attached, Garage Faces Front, RV Access/Parking
# of Garages	2

Interior

Interior Features	Breakfast Bar, Built-in Features, Central Vacuum, High Ceilings, Kitchen Island, No Smoking Home, Pantry, Soaking Tub, Walk-In Closet(s), Wet Bar, Wired for Sound
Appliances	Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer, Water Softener, Wine Refrigerator
Heating	In Floor, Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Fire Pit
Lot Description	Back Lane, Landscaped, Lake, Underground Sprinklers
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	March 19th, 2025
Days on Market	21
Zoning	R1A

Listing Details

Listing Office	Real Broker
----------------	-------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.