

# \$374,900 - 3729 50 Avenue, Sylvan Lake

MLS® #A2209919

## \$374,900

2 Bedroom, 3.00 Bathroom, 1,027 sqft  
Residential on 0.08 Acres

Cottage Area, Sylvan Lake, Alberta

Live at the Lake, just 1 block to the beach. This 2 bedroom, 3 Bathroom home boasts a screened in covered deck, a den, a flex room, and a large family room in the partially finished basement. Shingles were replaced in fall of 2024. Vinyl plank (glued down), all interior doors, closet doors, trim, garage door and water conditioner replaced in 2021. This home has been well taken care of. Main Bathroom needs a bathroom fan and the attic access need reconfigured.

Built in 1992

### Essential Information

MLS® #	A2209919
Price	\$374,900
Bedrooms	2
Bathrooms	3.00
Full Baths	3
Square Footage	1,027
Acres	0.08
Year Built	1992
Type	Residential
Sub-Type	Semi Detached
Style	Bungalow, Side by Side
Status	Active

### Community Information

Address	3729 50 Avenue
Subdivision	Cottage Area



City	Sylvan Lake
County	Red Deer County
Province	Alberta
Postal Code	T4S 1R8

### **Amenities**

Parking Spaces	1
Parking	Concrete Driveway, Single Garage Attached
# of Garages	1

### **Interior**

Interior Features	Ceiling Fan(s), Sump Pump(s)
Appliances	Dishwasher, Electric Stove, Garage Control(s), Refrigerator
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room
Has Basement	Yes
Basement	Full, Partially Finished

### **Exterior**

Exterior Features	BBQ gas line
Lot Description	Back Lane, Back Yard, Lawn, Rectangular Lot
Roof	Asphalt
Construction	Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	April 8th, 2025
Days on Market	14
Zoning	R5

### **Listing Details**

Listing Office	RE/MAX real estate central alberta
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