

# \$434,900 - 10 45 Streetcrescent, Sylvan Lake

MLS® #A2230711

## \$434,900

5 Bedroom, 3.00 Bathroom, 1,126 sqft

Residential on 0.21 Acres

Palo, Sylvan Lake, Alberta

Charming Bungalow on a Massive Lot â€“ Garage Loverâ€™s Dream with RV Parking! This awesome little bungalow packs a big punch, sitting on a massive 9,200 sq ft lot surrounded by mature trees that offer both beauty and privacy. Whether you're looking for space to spread out, room for all the toys, or just a quiet place to call home, this one has it all!

Featuring 5 bedrooms, 3 up and 2 down, plus 2.5 bathrooms, includes a 2-piece ensuite off the primary bedroom. A nice open concept with living, dining and a nice size kitchen. Some updates are needed but live in ready and comes comfortably updated with a 2017 hot water tank and a 2006 furnace, giving peace of mind on the big-ticket items.

Out back, you'll find an oversized 26x26 double detached garage, perfect for the hobbyist, mechanic, or storage guru â€“ plus dedicated RV parking with plenty of room left over for play or gardening. This lot is a dream for outdoor lovers and those who need space both inside and out.

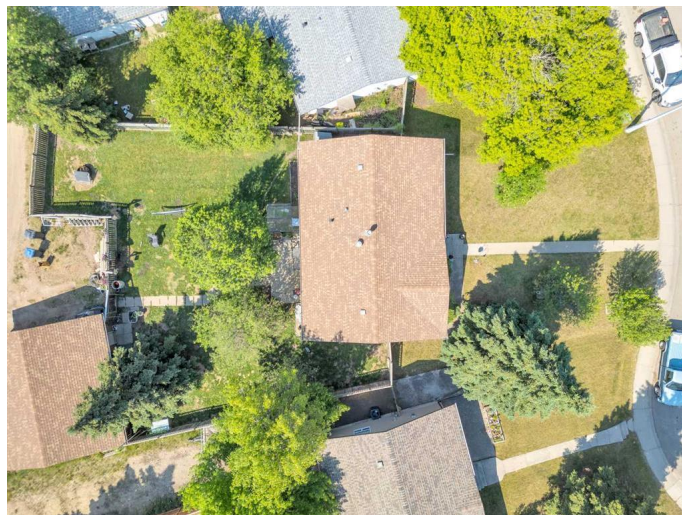
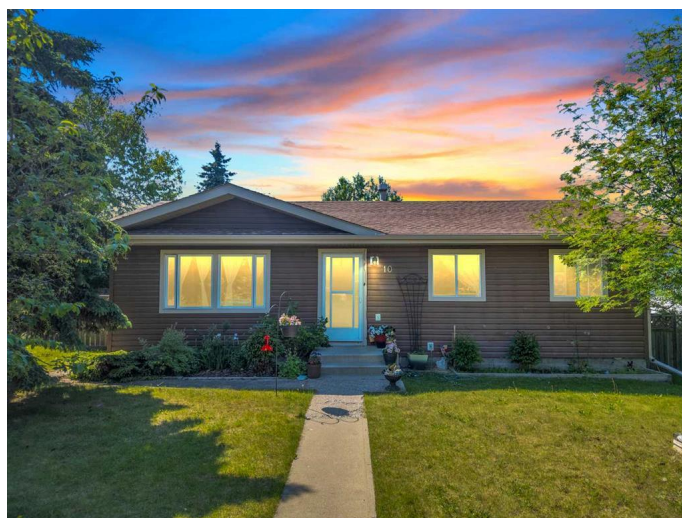
Affordable, functional, and full of potential â€“ this is the kind of property that offers value and versatility in one tidy package!

Built in 1977

## Essential Information

MLS® # A2230711

Price \$434,900



Bedrooms	5
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,126
Acres	0.21
Year Built	1977
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### Community Information

Address	10 45 Streetcrescent
Subdivision	Palo
City	Sylvan Lake
County	Red Deer County
Province	Alberta
Postal Code	T4S1W9

### Amenities

Parking Spaces	2
Parking	Double Garage Detached, Oversized
# of Garages	2

### Interior

Interior Features	Closet Organizers, See Remarks
Appliances	None
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Basement, Gas
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Private Yard
Lot Description	Back Lane, Back Yard, Front Yard, Irregular Lot, Lawn, Pie Shaped Lot,

	Few Trees
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

### **Additional Information**

Date Listed	June 12th, 2025
Days on Market	59
Zoning	R1

### **Listing Details**

Listing Office	KIC Realty
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