

# \$689,900 - 4288 Ryders Ridge Boulevard, Sylvan Lake

MLS® #A2238089

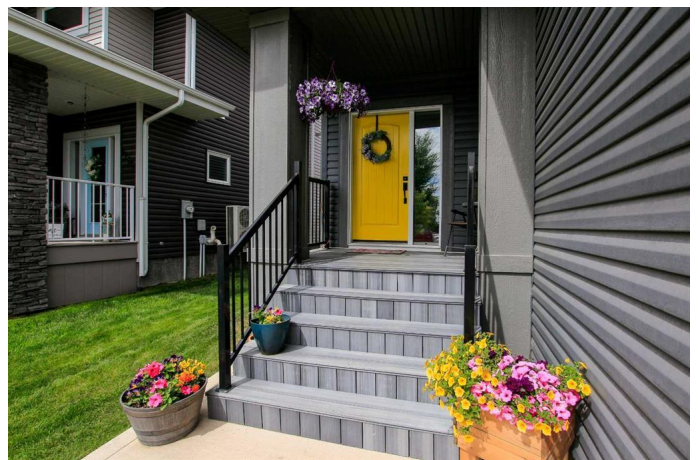
**\$689,900**

4 Bedroom, 4.00 Bathroom, 2,030 sqft

Residential on 0.12 Acres

Ryders Ridge, Sylvan Lake, Alberta

FULLY DEVELOPED 4 BEDROOM, 4 BATHROOM 2-STOREY IN RYDERS RIDGE ~ ORIGINAL OWNER HOME LOADED W/UPGRADES THROUGHOUT ~ SUNNY WEST FACING BACKYARD ~ Landscaped front yard and stone accented exterior offer eye catching curb appeal ~ Covered front entry leads to a large, sun filled foyer ~ Open concept main floor layout is complemented by hardwood flooring and high ceilings that create a feeling of spaciousness ~ The stunning kitchen offers an abundance of dark stained, ceiling height cabinets with crown moulding, endless quartz countertops including a massive island with an undermount sink, eating bar, and pendant lights above, full tile backsplash, upgraded stainless steel appliances and a wall pantry ~ Easily host large gatherings in the spacious dining room featuring large west facing windows and patio door access to the deck and backyard ~ The living room features more large west facing windows that fill the space with natural light and is centred by a cozy gas fireplace with a stone surround and mantle ~ Open staircase leads to the upper level landing, where you will find a spacious bonus room offering a flexible space to suit your needs (media room, home office, playroom) ~ The primary bedroom can easily accommodate a king size bed plus multiple pieces of large furniture, offers a spa like ensuite featuring a massive walk in shower with a tile surround and glass doors, a stand alone soaker tub, quartz topped vanity with



dual sinks and a separate water closet, and a huge walk in closet with built in shelving and organizers ~ Two additional bedrooms located on the upper level are both well proportioned and feature walk in closets ~ The fully finished basement has a large L-shaped family room with a wet bar and plenty of space for a games/play room and sitting area, plus a bedroom, 4 piece bathroom, home office nook and space for storage ~ 24' x 24' attached garage is insulated, finished with drywall and has over 13' ceilings ~ The sunny west facing backyard is fully fenced (vinyl), landscaped, has a garden shed, and access to the paved alley that leads to a walking trail and green space with numerous other parks, playgrounds and walking trails close by ~ Located in the award winning Ryders Ridge neighbourhood with tons of great amenities all within walking distance including schools, shopping, dining and medical, plus easy access to the beach/Lakeshore Drive, and the highway ~ Pride of ownership is evident in this well cared for home!

Built in 2015

### **Essential Information**

MLS® #	A2238089
Price	\$689,900
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,030
Acres	0.12
Year Built	2015
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

## Community Information

Address	4288 Ryders Ridge Boulevard
Subdivision	Ryders Ridge
City	Sylvan Lake
County	Red Deer County
Province	Alberta
Postal Code	T4S 0M5

## Amenities

Parking Spaces	4
Parking	Alley Access, Concrete Driveway, Double Garage Attached, Garage Door Opener, Garage Faces Front, Insulated, Off Street, See Remarks
# of Garages	2

## Interior

Interior Features	Breakfast Bar, Chandelier, Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, Open Floorplan, Pantry, Quartz Counters, Recessed Lighting, Soaking Tub, Storage, Vinyl Windows, Walk-In Closet(s), Wet Bar
Appliances	Central Air Conditioner, Dishwasher, Garage Control(s), Microwave, Refrigerator, See Remarks, Stove(s), Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room, Mantle, Stone, See Remarks
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Private Entrance, Private Yard, Storage
Lot Description	Back Lane, Back Yard, Front Yard, Garden, Landscaped, Level, Rectangular Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	July 14th, 2025
Days on Market	6

Zoning R1A

## Listing Details

Listing Office Lime Green Realty Inc.

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