

\$459,900 - 5026, 47 Street, Sylvan Lake

MLS® #A2246800

\$459,900

3 Bedroom, 3.00 Bathroom, 1,760 sqft
Residential on 0.05 Acres

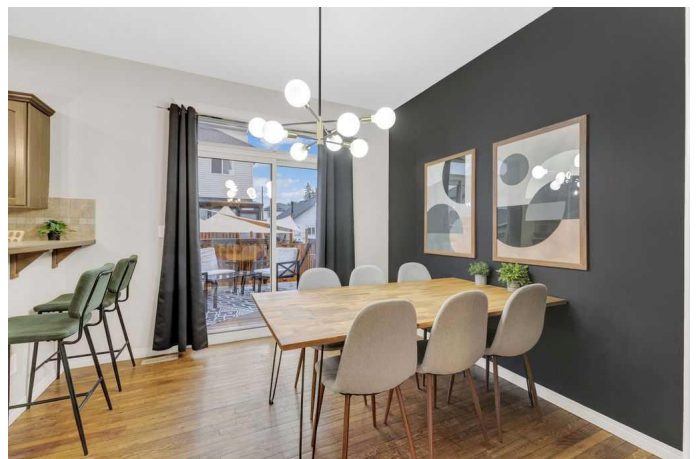
Downtown, Sylvan Lake, Alberta

Fully furnished and turn-key, this 3-storey, 1,754 sq ft half-duplex in Sylvan Lake is a proven licensed short-term rental generating \$50â€“60K/year in gross revenue, approved for up to 8 adults. Just steps from Lakeshore Driveâ€™s shops, restaurants, marina, and the beach, this no-condo-fee home features 3+1 bedrooms, 2.5 baths, open concept kitchen, hardwood floors, gas fireplace, west-facing deck, zero-maintenance fenced yard, and a single attached garage. Offered with \$40K+ in quality furnishings, décor, Smart TVs, linens, and a fully stocked kitchen, plus seamless check-in/out systems and keypad locks, itâ€™s rental-ready from day one. Built in 2008 with an undeveloped basement for future potential, this is the ultimate blend of lifestyle and investment in one of Sylvan Lakeâ€™s most walkable locations.

Built in 2008

Essential Information

MLS® #	A2246800
Price	\$459,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,760
Acres	0.05



Year Built	2008
Type	Residential
Sub-Type	Semi Detached
Style	3 Storey, Side by Side
Status	Active

Community Information

Address	5026, 47 Street
Subdivision	Downtown
City	Sylvan Lake
County	Red Deer County
Province	Alberta
Postal Code	T4S 1C5

Amenities

Parking Spaces	2
Parking	Driveway, Single Garage Attached
# of Garages	1

Interior

Interior Features	Closet Organizers, No Animal Home
Appliances	Dishwasher, Microwave, Refrigerator, Stove(s), Washer/Dryer
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	Garden
Lot Description	Back Yard, Garden
Roof	Asphalt
Construction	Concrete
Foundation	Poured Concrete

Additional Information

Date Listed	August 7th, 2025
-------------	------------------

Days on Market	7
Zoning	RC2

Listing Details

Listing Office	Coldwell Banker OnTrack Realty
----------------	--------------------------------

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.