

# \$580,000 - 1 Laurel Road, Sylvan Lake

MLS® #A2248674

**\$580,000**

4 Bedroom, 3.00 Bathroom, 1,395 sqft

Residential on 0.15 Acres

Lakeway Landing, Sylvan Lake, Alberta

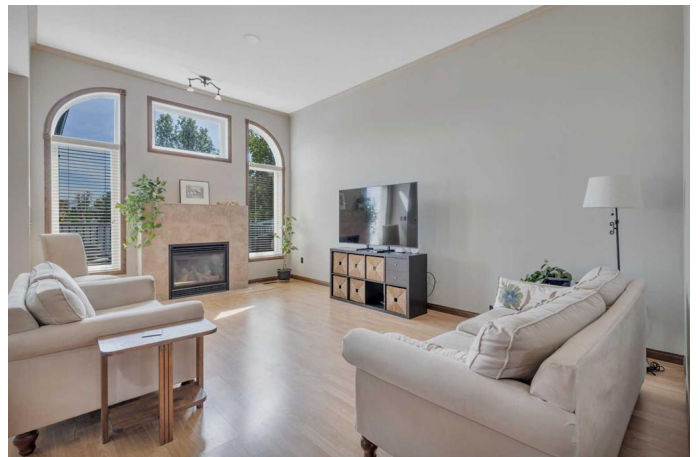
Visit REALTOR® website for additional information. Discover this beautifully designed bungalow featuring a heated attached garage, A/C, a large backyard with vinyl fence, a partially covered 2-tier deck, plus backs onto a green space in Sylvan Lake. Step inside to an open-concept layout with a spacious living room boasting 11'™ ceilings, a gas fireplace, and stunning cathedral-style windows that fill the space with natural light. The kitchen features upgraded appliances, an island with a raised breakfast bar, a pantry, and ample cupboard and counter space to meet all your needs. The adjoining dining area opens through garden doors with built-in blinds to a partially covered, two-tiered deck—complete with a gas BBQ hookup, perfect for outdoor entertaining. Retreat to the primary bedroom offering a luxurious 4 pc ensuite with a large oval corner tub and rain shower, plus a generous walk-in closet. You'll also appreciate the 2nd bedroom and convenience of main-floor laundry. The fully developed basement includes a bright rec room, a wet bar, a family room, and 2 additional bedrooms. A pre-wired sound system is installed in every room for your enjoyment.

Built in 2006

## Essential Information

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Price	\$580,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,395
Acres	0.15
Year Built	2006
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### Community Information

Address	1 Laurel Road
Subdivision	Lakeway Landing
City	Sylvan Lake
County	Red Deer County
Province	Alberta
Postal Code	T4S 2P5

### Amenities

Parking Spaces	4
Parking	Double Garage Attached, Heated Garage
# of Garages	2

### Interior

Interior Features	Bar, Ceiling Fan(s), Central Vacuum, Closet Organizers, Kitchen Island, Laminate Counters, Open Floorplan, Soaking Tub, Walk-In Closet(s), Wet Bar, Wired for Sound
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Garden, Private Yard
Lot Description	Back Yard, Backs on to Park/Green Space, Corner Lot, Few Trees, Front Yard, Landscaped, Lawn, No Neighbours Behind, Private, Street Lighting, Underground Sprinklers, Wedge Shaped Lot
Roof	Asphalt Shingle
Construction	Concrete, Stone, Vinyl Siding
Foundation	Poured Concrete

### **Additional Information**

Date Listed	August 14th, 2025
Zoning	R1

### **Listing Details**

Listing Office	PG Direct Realty Ltd.
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