

# \$519,900 - 73 Reynolds Road, Sylvan Lake

MLS® #A2260354

**\$519,900**

3 Bedroom, 3.00 Bathroom, 1,251 sqft  
Residential on 0.13 Acres

Ryders Ridge, Sylvan Lake, Alberta

Cozy and comfortable, this beautiful modified bi-level in Ryders Ridge offers the perfect blend of style and functionality. Ideally located just moments from trails, parks, schools, and amenities, it's a home designed for both convenience and everyday living. The open concept main floor showcases a spacious living room with a gas fireplace and plenty of room for a large sectional. Adjacent to the living room is a dining area with garden doors that lead to a private deck featuring full privacy screens, overlooking the fenced yard with an RV gate. The kitchen is sure to impress with its large island with seating, stainless steel appliances, corner pantry with built-in solid shelving, full tile backsplash, and updated lighting.

Also on the main floor is a bedroom and full bathroom. Upstairs, the master retreat awaits with a walk-in closet and luxurious 5-piece ensuite. The fully finished basement offers large windows, a bright family room, an additional bedroom, full bathroom, and generous storage space.

Additional highlights include a new washer and dryer (2024), a new hot water tank (2024), a high-efficiency furnace, and a finished attached garage with gas rough-in for a heater.

Built in 2014



## Essential Information

MLS® #	A2260354
Price	\$519,900
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,251
Acres	0.13
Year Built	2014
Type	Residential
Sub-Type	Detached
Style	Modified Bi-Level
Status	Active

## Community Information

Address	73 Reynolds Road
Subdivision	Ryders Ridge
City	Sylvan Lake
County	Red Deer County
Province	Alberta
Postal Code	T4S 0L8

## Amenities

Parking Spaces	2
Parking	Double Garage Attached, Garage Faces Front, Off Street, RV Access/Parking, RV Gated
# of Garages	2

## Interior

Interior Features	Breakfast Bar, Double Vanity, High Ceilings, Kitchen Island, Open Floorplan, Pantry, Recessed Lighting, Vaulted Ceiling(s), Vinyl Windows, Walk-In Closet(s)
Appliances	Dishwasher, Garage Control(s), Microwave, Refrigerator, Stove(s), Washer/Dryer, Window Coverings
Heating	In Floor, Fireplace(s), Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room, Mantle, Tile

Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	None
Lot Description	Back Yard, Corner Lot, Landscaped, Irregular Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	October 2nd, 2025
Zoning	R1A

## Listing Details

Listing Office	Century 21 Maximum
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