



**5218 Silverpark Close
Olds, Alberta**

MLS # A2309164



\$480,000

Division:	NONE		
Type:	Residential/House		
Style:	Bi-Level		
Size:	1,396 sq.ft.	Age:	1978 (48 yrs old)
Beds:	6	Baths:	3
Garage:	Double Garage Detached		
Lot Size:	0.14 Acre		
Lot Feat:	Back Lane, Cul-De-Sac, Irregular Lot, Low Maintenance Landscape		

Heating:	Forced Air	Water:	-
Floors:	Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Composite Siding, Wood Frame	Zoning:	RLD
Foundation:	Preserved Wood	Utilities:	-
Features:	Laminate Counters, No Smoking Home, Open Floorplan		

Inclusions: Hot Tube - not currently working

This home offers the perfect blend of space, comfort, and family friendly living in a quiet and family friendly cul de sacs. With over 2,600 Sq. Ft. of developed living space, this impressive 6 bedroom, 3 bathroom home is move in ready and packed with features designed for modern family life. A solar panel system has been installed to help reduce utility costs and improve energy efficiency, adding long term value and savings. The bright and welcoming main floor offers 1,396 Sq. Ft. of thoughtfully designed living space with a large entryway and open concept layout. The kitchen features timeless white cabinetry, stainless steel appliances, a casual dining nook, and an additional formal dining area perfect for hosting family gatherings. The spacious living room is filled with natural light from the floor to ceiling windows and is centered around a cozy wood burning fireplace, creating a warm and inviting atmosphere year round. The main level also includes generously sized bedrooms, including a primary suite with a private 3 piece ensuite. The fully finished basement offers incredible additional living space with a large family room, second wood burning fireplace, room for a gym or workout area, three more bedrooms, a full bathroom, and an abundance of storage. Outside, enjoy a private deck ideal for entertaining and plenty of rear parking on the concrete pad. The oversized 28x24 garage is insulated, heated, and offers ample space for vehicles, hobbies, or additional storage. Located close to parks, playgrounds, and extensive walking trails. This home is a pre-listing inspection available upon a successful offer.