



GRASSROOTS
REALTY GROUP

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28 Hunter Road
Sylvan Lake, Alberta

MLS # A2325928



\$350,000

Division:	Hewlett Park		
Type:	Residential/House		
Style:	Bi-Level		
Size:	1,048 sq.ft.	Age:	2002 (24 yrs old)
Beds:	4	Baths:	1
Garage:	Off Street		
Lot Size:	0.09 Acre		
Lot Feat:	Back Lane		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Laminate, Linoleum	Sewer:	-
Roof:	Asphalt	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding	Zoning:	R5
Foundation:	Poured Concrete	Utilities:	-
Features:	Open Floorplan		

Inclusions: Any existing appliances and window coverings (as is).

Welcome to 28 Hunter Road, a bi-level home located in the desirable Hewlett Park subdivision of Sylvan Lake. This family home offers a bright and welcoming layout with an abundance of windows that fill the home with natural light. The spacious kitchen features plenty of cabinetry and is open to the dining area, making it the perfect space for entertaining family and friends or enjoying everyday meals together. The main floor offers three comfortable bedrooms and a full bathroom. The basement is mostly developed other than one room. The basement provides a large bedroom, a spacious recreation room, and offers the potential to easily create a fourth bedroom by dividing the existing bedroom, giving your family room to grow. Whether you're a first-time buyer, growing family, or investor, this home offers great value in a fantastic location close to schools, parks, and all the amenities Sylvan Lake has to offer.