



GRASSROOTS
REALTY GROUP

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**5 Westwood Crescent
Sylvan Lake, Alberta**

MLS # A2328113



\$559,900

Division:	Westwood		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,528 sq.ft.	Age:	1995 (31 yrs old)
Beds:	5	Baths:	3
Garage:	Double Garage Attached		
Lot Size:	0.15 Acre		
Lot Feat:	Landscaped, Standard Shaped Lot		

Heating:	Fireplace(s)	Water:	-
Floors:	Carpet, Hardwood, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Brick, Vinyl Siding, Wood Frame	Zoning:	R1
Foundation:	Poured Concrete	Utilities:	-
Features:	Closet Organizers, Granite Counters, Kitchen Island, Walk-In Closet(s)		

Inclusions:	Shed
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Welcome to this beautifully updated 5-bedroom bungalow, ideally situated on a quiet crescent just minutes from the lake. Offering a bright, modern open-concept layout, this home is perfect for families looking for both comfort and functionality. The main floor features a spacious living room with a cozy gas fireplace, a formal dining area, and a renovated kitchen complete with white cabinetry, granite countertops, a large island with an eating bar, and stainless steel appliances. Three bedrooms are located on the main level, including a generous primary suite with a walk-in closet and an updated ensuite featuring a tiled shower. Convenient Laundry Hook-Up Upstairs or downstairs! The fully finished basement provides exceptional additional living space with a large family room, two more good-sized bedrooms, a 3pc bathroom, and a dedicated bonus theatre room—perfect for movie nights, entertaining, or creating the ultimate recreation space. Recent updates include new shingles & eavestroughs (2020), AIR CONDITIONING (2025) New Flooring and Paint in Basement (2025), Washer/Dryer (2024) and the complete replacement of all Poly-B plumbing, providing added peace of mind for the new owners. Outside, you'll appreciate the large composite deck, spacious backyard with shed and privacy wall, and the fully finished, HEATED 20' x 24' DETACHED GARAGE. Located in a desirable neighbourhood close to the lake, parks, and recreational amenities, this move-in-ready home offers the perfect blend of modern updates, generous living space, and an unbeatable location.