



GRASSROOTS
REALTY GROUP

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**25 Richfield Crescent
Sylvan Lake, Alberta**

MLS # A2344636



\$500,000

Division:	Ryders Ridge		
Type:	Residential/House		
Style:	Bi-Level		
Size:	1,172 sq.ft.	Age:	2013 (13 yrs old)
Beds:	5	Baths:	3
Garage:	Double Garage Detached		
Lot Size:	0.13 Acre		
Lot Feat:	Back Lane, Back Yard, Landscaped		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Stone, Vinyl Siding	Zoning:	R5
Foundation:	Poured Concrete	Utilities:	-
Features:	High Ceilings, Kitchen Island, Open Floorplan, Storage, Vaulted Ceiling(s), Vinyl Windows, Walk-In Closet(s)		

Inclusions: None

Set on a generous pie-shaped lot along a quiet crescent in Sylvan Lake, this beautifully refreshed five-bedroom, three-bathroom home offers an appealing blend of space, comfort, and everyday functionality. A welcoming front porch creates a charming first impression, while fresh paint and new vinyl plank flooring bring a polished, contemporary feel throughout. The open-concept floor plan flows effortlessly into a spacious family room, creating an inviting setting for relaxed evenings, entertaining, and time spent together. Five well-proportioned bedrooms and three bathrooms provide exceptional flexibility for a growing household, overnight guests, or dedicated office and hobby spaces. Outside, the expansive lot is complemented by an oversized detached garage and convenient RV parking—providing ample room for vehicles, recreational equipment, storage, or a workshop. Ideally located near schools, shopping and everyday amenities, the property also offers quick access out of town for easier commute. Thoughtfully designed for both comfortable living and practical needs, this inviting Sylvan Lake property is ready to welcome its next owners.