



GRASSROOTS
REALTY GROUP

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29 Lakeland Road
Sylvan Lake, Alberta

MLS # A2352644

\$549,900

Division:	Lakeway Landing		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,305 sq.ft.	Age:	2006 (20 yrs old)
Beds:	5	Baths:	3
Garage:	Double Garage Attached		
Lot Size:	0.14 Acre		
Lot Feat:	Landscaped		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Ceramic Tile, Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Concrete, Vinyl Siding, Wood Frame	Zoning:	R1
Foundation:	Poured Concrete	Utilities:	-
Features:	Central Vacuum, No Smoking Home, Pantry		

Inclusions: n/a

Discover unparalleled craftsmanship in this meticulously designed 2006 bungalow, boasting sophisticated upgrades throughout. Step into a tiled foyer and be greeted by a cozy corner fireplace, complete with a tile surround and elegant oak mantle. The gourmet kitchen features rich, coffee-bean-hued cabinetry and a raised breakfast bar, perfect for casual gatherings, all within an open-concept layout ideal for entertaining. This home offers five spacious bedrooms, with a front bedroom versatile enough for a home office or den. The king-sized master suite is a sanctuary, featuring a luxurious 4-foot shower ensuite and a generous walk-in closet. Downstairs, a massive family room awaits, complemented by an adjoining games room or gym, two additional large bedrooms, a full four-piece bath, and the comfort of Central Air Conditioning, central vacuum and energy-efficient in-floor heating. Step outside to a sun-drenched 12'x12' south-facing deck, perfect for al fresco dining and BBQs. Your vehicles will find ample space in the 22'x24' insulated and drywalled garage.