

# \$420,000 - 50 Reid Court, Sylvan Lake

MLS® #A2213511

**\$420,000**

4 Bedroom, 4.00 Bathroom, 1,388 sqft

Residential on 0.06 Acres

Ryders Ridge, Sylvan Lake, Alberta

Discover this meticulously designed 2015 townhome by Unique Elevations, offering over 2,000 sq ft of fully finished living space in the sought-after Ryders Ridge neighbourhood—homes of this size are a rare find! Step inside to a tiled foyer and grand staircase, setting the tone for the open-concept main floor featuring a modern kitchen and a silgranit sink. The kitchen flows into a spacious dining area and cozy living room with an electric fireplace, perfect for relaxing evenings.

The fully finished basement includes high ceilings, in-floor heat, a large family room, a full bathroom, and one of four bedrooms. Upstairs you'll find laundry, another full bath, two more bedrooms, and a spacious primary suite with walk-in closet that features additional built-in storage and private ensuite.

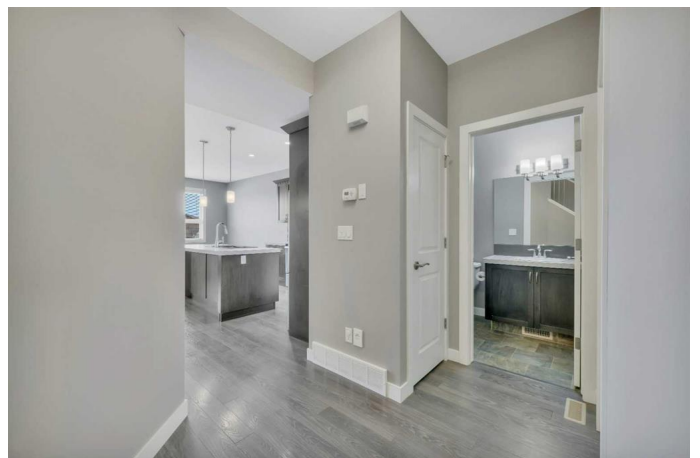
The backyard opens onto a peaceful green space, offering plenty of room to unwind or entertain outdoors. A single attached garage provides secure parking. This is low-maintenance living with room to sneak away from the busy Sylvan Lake summers!

Built in 2014

## Essential Information

MLS® #                   A2213511

Price                     \$420,000



Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,388
Acres	0.06
Year Built	2014
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

### **Community Information**

Address	50 Reid Court
Subdivision	Ryders Ridge
City	Sylvan Lake
County	Red Deer County
Province	Alberta
Postal Code	T4S 0L9

### **Amenities**

Parking Spaces	2
Parking	Single Garage Attached
# of Garages	1

### **Interior**

Interior Features	Kitchen Island, Pantry, Storage, Walk-In Closet(s)
Appliances	Dishwasher, Garage Control(s), Refrigerator, Stove(s), Washer/Dryer
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric, Living Room
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	Private Yard, Rain Gutters
Lot Description	Landscaped, Environmental Reserve, Standard Shaped Lot

Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

### **Additional Information**

Date Listed	April 21st, 2025
Days on Market	8
Zoning	R3

### **Listing Details**

Listing Office	eXp Realty
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