

\$549,900 - 15 Lakeland Road, Sylvan Lake

MLS® #A2235631

\$549,900

4 Bedroom, 3.00 Bathroom, 1,479 sqft

Residential on 0.15 Acres

Lakeway Landing, Sylvan Lake, Alberta

Welcome to your dream home! Nestled in the sought-after Lakeway Landing community, this spacious 4-bedroom + office bungalow perfectly blends comfort, style, and convenience. With walking trails right outside your front door, the whole family will enjoy the green spaces and parks just a stroll away. Quick access to daycares, dining, Gulls games, golf, and more – this location truly has it all. Inside, you'll find a thoughtfully designed open floor plan, ideal for both everyday living and entertaining. Highlights include: Attached double garage, A/C, Granite countertops & stainless steel appliances, ceiling speakers ready for your audio equipment, Reverse osmosis system & water softener, 9ft basement ceiling with heated basement floors, Central vac, & Wet Bar. Enjoy warm summer evenings on your sunny, south-facing vinyl deck, or gather with friends around the backyard firepit. Close to the lake, yet tucked away from the hustle and bustle, this home offers a fantastic layout and prime location that merges an active outdoor lifestyle with all the comforts you want in a home!



Built in 2006

Essential Information

MLS® # A2235631

Price \$549,900

Bedrooms 4

Bathrooms	3.00
Full Baths	3
Square Footage	1,479
Acres	0.15
Year Built	2006
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	15 Lakeland Road
Subdivision	Lakeway Landing
City	Sylvan Lake
County	Red Deer County
Province	Alberta
Postal Code	T4S 0A2

Amenities

Parking Spaces	4
Parking	Alley Access, Double Garage Attached, Driveway
# of Garages	2

Interior

Interior Features	Bar, Central Vacuum, Granite Counters, Kitchen Island, No Smoking Home, Skylight(s)
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer, Water Softener
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Fire Pit
Lot Description	Back Lane, Back Yard, City Lot, Corner Lot, Front Yard, Lawn, Level,

	Gazebo
Roof	Asphalt Shingle
Construction	Brick, Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	July 4th, 2025
Days on Market	1
Zoning	R1

Listing Details

Listing Office	CIR Realty
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