

4 Legacy Cove Sylvan Lake, Alberta

MLS # A2229894



\$599,900

Division:	Lakeway Landing		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,146 sq.ft.	Age:	2005 (20 yrs old)
Beds:	5	Baths:	3 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.17 Acre		
Lot Feat:	Cul-De-Sac, Landscaped		

Heating:	In Floor Roughed-In, Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Laminate, Tile	Sewer:	-
Roof:	Asphalt	Condo Fee:	-
Basement:	Finished, Partial	LLD:	-
Exterior:	Stone, Vinyl Siding, Wood Siding	Zoning:	R1
Foundation:	Poured Concrete	Utilities:	-
Features:	Central Vacuum, Jetted Tub, No Smoking Home		

Inclusions: N/A

Welcome to 4 Legacy Cove in the incredibly sought-after community of Lakeway Landing in Sylvan Lake. Tucked away at the end of a quiet cul-de-sac, this fully finished home offers over 3,000 sqft of developed living space, with 5 bedrooms, 3.5 bathrooms, and room for the whole family to grow. The location is unbeatable—just minutes from the golf course, close to schools, walking trails, and with easy access to Highway 11, making commutes and weekend getaways a breeze. And bonus: the neighbours here are awesome. Step inside and you’re welcomed by a spacious entryway and gorgeous vaulted ceilings that make the main floor feel light, bright, and open. The vinyl plank flooring adds a warm, modern touch, and the layout is both functional and flexible. The kitchen has space for a breakfast nook AND a formal dining area, making it perfect for everything from casual mornings to holiday gatherings. You’ll also find both a living room and a family room—great for entertaining, relaxing, or giving everyone their own space. Upstairs is open to below, with three bedrooms, including a primary suite that feels like a retreat—complete with private deck access, a 5-piece ensuite featuring a soaker tub, separate shower, and a private water closet. The walk-out basement is the real showstopper. It doesn’t feel like a basement at all, thanks to the natural light and open layout. You’ll find two large bedrooms, a full bathroom, a cozy flex space, and even a built-in playhouse under the stairs—a hit with the little ones. With some personal touches and updates, this could be the forever home you’ve been waiting for. Reach out to your favourite realtor to book a showing before it’s gone!