

1 Holbrook Place
Sylvan Lake, Alberta

MLS # A2230494



\$524,900

Heating:	In Floor, Forced Air	Water:	-
Floors:	Carpet, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Vinyl Siding	Zoning:	R1
Foundation:	Poured Concrete	Utilities:	-
Features:	Bar, Central Vacuum, Kitchen Island		
Inclusions:	Stainless steel bench in garage		

Stunning Renovated Home in Picturesque Sylvan Lake! If you've been waiting for the perfect family home, this could be the one! This beautifully updated 4-bedroom, 3-bathroom home is nestled on a desirable corner lot in a quiet crescent. Boasting a bright floor plan with updated luxury vinyl plank flooring and fresh paint throughout most of the home, this charming residence exudes warmth and modern appeal. The inviting gas fireplace in the delightful living room sets the perfect ambiance for cozy evenings. The kitchen has loads of maple cabinets, prep island with an eating bar & a pantry. Escape to your spacious, serene master retreat, designed for ultimate comfort and relaxation... features a lovely 4-piece ensuite, complete with modern finishes & a generous walk-in closet offers ample storage, ensuring effortless organization. 2 more bedrooms and another full bath complete the main floor. The fully developed basement has a massive family room with a bar, a great place for game night! There is also a theatre room to enjoy family movies, large 4th bedroom, bright laundry room and loads of storage. Designed for convenience, the property boasts a double, heated attached garage plus a single detached garage, also heated! With oversized RV parking & a 3 - car driveway, you'll have space for all of your recreational needs. Step outside to the gorgeous sitting area, where you can unwind and take in the serenity of the large, landscaped yard. Perfect for gatherings, relaxation, or simply enjoying the beauty of Sylvan Lake. Don't miss this opportunity to own a truly special home only a short walk to the lake!