

# \$459,900 - 84 Reynolds Road, Sylvan Lake

MLS® #A2245777

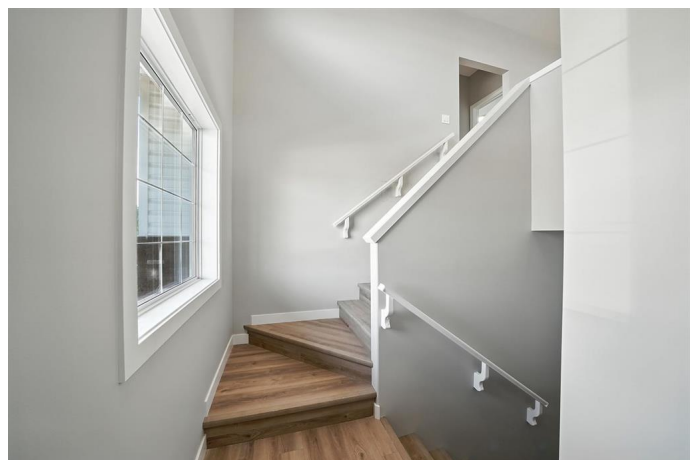
**\$459,900**

3 Bedroom, 2.00 Bathroom, 1,231 sqft

Residential on 0.10 Acres

Ryders Ridge, Sylvan Lake, Alberta

Ryders Ridge is one of the most sought after Sylvan Lake neighbourhoods as it offers parks, walking paths, an elementary school, restaurants, grocery stores and several other amenities. From the moment you arrive you'll notice the great curb appeal on this classic white home with black accents. The layout of this spacious 1231 sq foot home is perfect as it offers an open floor plan, with the kitchen looking onto the great room, ideal for enjoying time with family and friends. The dining area leads out to the deck and the sunny West facing backyard. This family friendly home has 3 bedrooms on the main level, including the primary bedroom with an ensuite. The basement is open for your future development needs. This home comes complete with 6 stainless steel appliances: fridge, stove, dishwasher, microwave oven, washer and dryer. This quality built home has triple pane windows and doors, high efficiency furnace, high efficiency hot water tank and roughed in floor heating. Move in time to enjoy the Sylvan Lake lifestyle!



Built in 2024

## Essential Information

|           |           |
|-----------|-----------|
| MLS® #    | A2245777  |
| Price     | \$459,900 |
| Bedrooms  | 3         |
| Bathrooms | 2.00      |

|                |             |
|----------------|-------------|
| Full Baths     | 2           |
| Square Footage | 1,231       |
| Acres          | 0.10        |
| Year Built     | 2024        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bi-Level    |
| Status         | Active      |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 84 Reynolds Road |
| Subdivision | Ryders Ridge     |
| City        | Sylvan Lake      |
| County      | Red Deer County  |
| Province    | Alberta          |
| Postal Code | T4S 0L8          |

### Amenities

|         |      |
|---------|------|
| Parking | None |
|---------|------|

### Interior

|                   |                                                                        |
|-------------------|------------------------------------------------------------------------|
| Interior Features | No Animal Home, No Smoking Home, Open Floorplan, Pantry, Vinyl Windows |
| Appliances        | Dishwasher, Dryer, Microwave Hood Fan, Range, Refrigerator, Washer     |
| Heating           | High Efficiency, In Floor Roughed-In, Forced Air                       |
| Cooling           | None                                                                   |
| Has Basement      | Yes                                                                    |
| Basement          | Full, Unfinished                                                       |

### Exterior

|                   |                 |
|-------------------|-----------------|
| Exterior Features | None            |
| Lot Description   | Back Lane       |
| Roof              | Asphalt Shingle |
| Construction      | Wood Frame      |
| Foundation        | Poured Concrete |

### Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | August 6th, 2025 |
| Days on Market | 6                |

Zoning R5

Listing Details

Listing Office Century 21 Maximum

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