

# \$349,900 - 7, 5301 Windward Place, Sylvan Lake

MLS® #A2196781

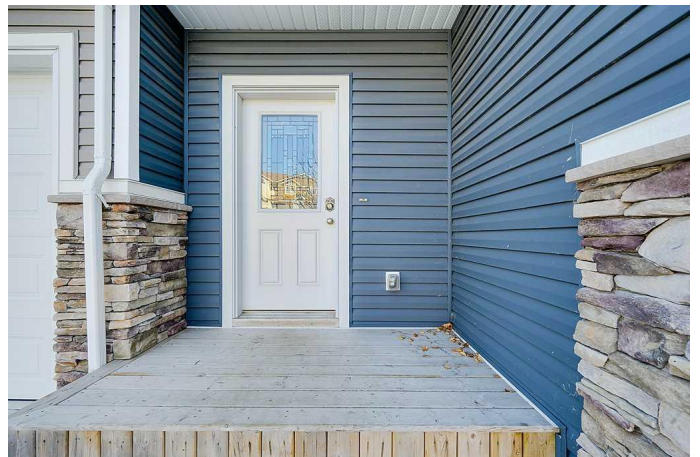
**\$349,900**

3 Bedroom, 2.00 Bathroom, 1,447 sqft  
Residential on 0.05 Acres

Newport, Sylvan Lake, Alberta

Located in the charming town of Sylvan Lake, this beautiful townhome in Newport Village offers a perfect blend of comfort and convenience. With 1,447 square feet of thoughtfully designed living space, this home features soaring 9-foot ceilings, a combination of durable vinyl plank flooring and cozy carpet, and an inviting open floor plan. The large south-facing rear windows provide an abundance of natural light and picturesque views of the serene treed area. The modern kitchen is equipped with a functional island, wood cabinets, and a pantry, making it ideal for cooking and entertaining. Upstairs, you'll find three spacious bedrooms, including a generously sized primary suite with a walk-in closet. The convenience of second-floor laundry adds to the home's appeal. The living room opens onto a back deck with a yard, offering a great space for relaxation. The unfinished basement presents an opportunity to customize to your needs. A one-car attached garage provides added convenience. Enjoy the benefits of professional management, which includes exterior maintenance, lawn care, and snow removal including walk-ways and driveway, allowing you more time to experience the lake and all the activities Sylvan Lake has to offer. This low-maintenance home is perfect for those seeking a balance of modern living and outdoor enjoyment.

Pets no bigger than 18 inches at highest point.



Built in 2014

### Essential Information

MLS® #	A2196781
Price	\$349,900
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,447
Acres	0.05
Year Built	2014
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

### Community Information

Address	7, 5301 Windward Place
Subdivision	Newport
City	Sylvan Lake
County	Red Deer County
Province	Alberta
Postal Code	T4S 0H5

### Amenities

Amenities	Snow Removal, Visitor Parking
Parking Spaces	1
Parking	Single Garage Attached
# of Garages	1

## Interior

Interior Features	Central Vacuum, High Ceilings, Kitchen Island, Pantry
Appliances	Dishwasher, Garage Control(s), Microwave, Refrigerator, Stove(s), Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Full, Unfinished

## Exterior

Exterior Features	None
Lot Description	Landscaped
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	February 26th, 2025
Days on Market	27
Zoning	R3

## Listing Details

Listing Office	Royal LePage Network Realty Corp.
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