



37 Reynolds Road , Sylvan Lake, Alberta - \$419,900



Main Photo

Property Description

You'll be impressed with this well cared for and nicely updated 2-storey home in the desirable neighbourhood of Ryders Ridge—close to schools, parks, playgrounds, amenities, and the beach! The home offers great curb appeal with its charming front porch, a perfect spot to enjoy the sunny south exposure. Inside, the open-concept main floor welcomes you from the front entry, complete with a coat closet. The spacious living room is filled with natural light from a large south-facing window. The kitchen features warm oak cabinetry, a pantry, and a sink overlooking the backyard. Recent upgrades include a stainless steel fridge and stove (2022) and a built-in stainless microwave (2025). The adjoining dining area is surrounded by windows, also with backyard views. A convenient 2-piece bathroom completes the main level. Upstairs, the primary bedroom offers a double closet and a private 3-piece ensuite. Two additional bedrooms and a full 4-piece bathroom complete the second level. The basement was fully finished in 2024 with a modern design and vinyl plank flooring. It includes a family/recreation room, a bedroom, and a 4-

piece bathroom. The backyard is large and fully fenced, providing plenty of room for kids and pets to play. A two-car gravel parking pad sits at the back. Additional updates include central A/C (2023) and a new hot water tank (2024).

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