

# \$559,900 - 4164 Ryders Ridge Boulevard, Sylvan Lake

MLS® #A2213009

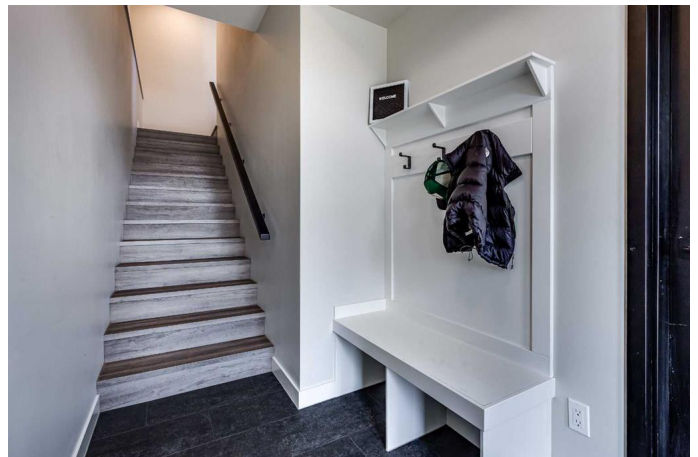
**\$559,900**

3 Bedroom, 3.00 Bathroom, 1,511 sqft

Residential on 0.09 Acres

Vista, Sylvan Lake, Alberta

If you are looking for something different with a modern vibe this is the house for you. Drive into your attached heated 21x28 garage and still have lots of space up front for lake toys, a workbench or sitting area, it even has a toilet in the utility room for convenience. Upstairs is open floor plan with a WOW kitchen, White quartz countertops, black smart stainless steel appliance pkg, black undermount sink & black fixtures, 6 foot island with pull out drawers, wall pantry, kitchen sink looking into yard. A modern feature wall in living room with an electric fireplace and sliding door off dining room to covered deck with glass railing to appreciate the view of the lake. 2 pce powder room for guests and bench at backdoor. Modern horizontal black railing leads upstairs to 2 good sized bedrooms, 4 pce bathroom, linen storage & laundry room. A gorgeous primary bedroom with huge windows, dark feature wall, side lights, dreamy walk in closet, 3pce ensuite with custom tiled shower and did I mention the high ceilings, sure to impress anyone. High efficient furnace with 2 stage fan, infloor heat in garage, HRV, instant heat recovery system, & upgraded lighting package throughout are just a few of the energy efficient things in this home. The west facing yard has a 2 level deck perfect for evening barbques and campfires. White vinyl fencing, 10ft gravel parking pad along the back for, RV, a boat or extra parking for all your friends who want to hang out in your cool house at the lake.



Built in 2021

## Essential Information

MLS® #	A2213009
Price	\$559,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,511
Acres	0.09
Year Built	2021
Type	Residential
Sub-Type	Detached
Style	3 Storey
Status	Active

## Community Information

Address	4164 Ryders Ridge Boulevard
Subdivision	Vista
City	Sylvan Lake
County	Red Deer County
Province	Alberta
Postal Code	T4S0T3

## Amenities

Parking Spaces	6
Parking	Double Garage Attached, Parking Pad, RV Access/Parking
# of Garages	2

## Interior

Interior Features	Built-in Features, Ceiling Fan(s), Kitchen Island, Open Floorplan, Quartz Counters, Vinyl Windows, Walk-In Closet(s)
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1

Fireplaces	Electric, Living Room
Basement	None

## Exterior

Exterior Features	None
Lot Description	Back Lane, Back Yard, Front Yard, Landscaped, Lawn, Street Lighting
Roof	Asphalt Shingle
Construction	Silent Floor Joists, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	April 17th, 2025
Days on Market	4
Zoning	R5

## Listing Details

Listing Office	RCR - Royal Carpet Realty Ltd.
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