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203, 5040 53 Street Sylvan Lake, Alberta

MLS # A2247341



\$362,500

Division: Downtown Residential/Low Rise (2-4 stories) Type: Style: Apartment-Single Level Unit Size: 933 sq.ft. Age: 2005 (20 yrs old) **Beds:** Baths: Garage: Attached Carport, Titled, Underground Lot Size: 0.02 Acre Lot Feat:

Heating: Water: Fireplace(s), Forced Air, Natural Gas Floors: Sewer: Ceramic Tile, Laminate Roof: Condo Fee: \$ 582 Asphalt/Gravel **Basement:** LLD: Exterior: Zoning: **RWV** Concrete, Stucco Foundation: **Utilities:**

Features: Ceiling Fan(s), Granite Counters, Kitchen Island, Walk-In Closet(s)

Inclusions: Fridge, Stove, Washer, Dryer, Dishwasher, Microwave

Experience the perfect blend of comfort, style, and location in this fully renovated upscale condo, just steps from the lake and boasting serene golf course views. This bright and modern unit features granite countertops, upscale appliances, a garburator, undercounter lighting, and a newly installed ceramic backsplash. Freshly painted from walls to ceilings, it offers a crisp, move-in-ready feel. Indulge in the spa-inspired bathroom with a 6-foot air tub featuring a heated back, upgraded ceramic tile surround, a striking new vanity with amber taps, and a triple-mirror medicine cabinet. And don't forget that Toro bidet plus thoughtful upgrades like remote-controlled ceiling fans for year-round comfort. Located in a highly sought-after building with unmatched amenities: recreation room, gym, hot tub, steam room, theatre, coffee room, and secure underground parking with a car wash. Surrounded by nature and just minutes to the water, this home delivers both luxury and lifestyle. One titled underground parking stall also comes with this unit.