



GRASSROOTS
REALTY GROUP

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**148 Bowman Circle
Sylvan Lake, Alberta**

MLS # A2266190



\$415,000

Division:	Beacon Hill		
Type:	Residential/House		
Style:	Bi-Level		
Size:	1,005 sq.ft.	Age:	2012 (13 yrs old)
Beds:	4	Baths:	3
Garage:	Off Street		
Lot Size:	0.10 Acre		
Lot Feat:	Back Yard, Landscaped, Street Lighting		

Heating:	Forced Air	Water:	-
Floors:	Vinyl Plank	Sewer:	-
Roof:	Asphalt	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Concrete, Vinyl Siding, Wood Frame	Zoning:	R5
Foundation:	Poured Concrete	Utilities:	-
Features:	No Smoking Home, Open Floorplan		

Inclusions: na

Beautiful 4 bedroom, 3 bathroom fully finished home in a quiet Sylvan Lake neighbourhood! Offering 2,000 sq ft of stylish living space, this home features custom wall details, an open-concept main floor, and modern finishes throughout. The fully developed basement provides additional living space ideal for a family room, office, or bedrooms. Enjoy a landscaped yard, off-street parking, and a great location close to schools, parks, and the lake. Move-in ready with quality updates and exceptional value!