



GRASSROOTS
REALTY GROUP

1-833-477-6687
aloha@grassrootsrealty.ca

7 Baywood Link Sylvan Lake, Alberta

MLS # A2269889



\$345,000

Division:	Lighthouse Point		
Type:	Residential/Manufactured House		
Style:	Modular Home		
Size:	1,459 sq.ft.	Age:	2008 (18 yrs old)
Beds:	3	Baths:	2
Garage:	Double Garage Detached		
Lot Size:	0.13 Acre		
Lot Feat:	Backs on to Park/Green Space		

Heating: Forced Air

Floors: Carpet, Laminate, Linoleum

Roof: Asphalt

Basement: None

Exterior: Vinyl Siding

Foundation: Piling(s)

Features: Open Floorplan

Water: -

Sewer: -

Condo Fee: \$ 101

LLD: -

Zoning: R4

Utilities: -

Inclusions: All existing appliances and window coverings (as is)

Tucked away in a private location backing onto a beautiful treed green space, this immaculate home offers comfort, space, and style! Enjoy the inviting covered porch and great curb appeal as you arrive. Step inside to a bright open floor plan featuring vaulted ceilings, fresh paint, and large windows that fill the home with natural light. The spacious living room with an electric fireplace flows into the kitchen with plenty of cabinets, a large pantry, and an open dining area—perfect for entertaining family and friends. The primary bedroom includes a full ensuite, plus there are two additional good-sized bedrooms and another full bath. Step outside to a fully fenced backyard with two decks, surrounded by nature and regular visits from deer and birds. The long driveway offers room for multiple vehicles or RV parking, and the detached double garage is heated with radiant heat. A true hidden gem in Sylvan Lake—move in and enjoy the peaceful setting!