



GRASSROOTS
REALTY GROUP

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**8 Horne Close
Sylvan Lake, Alberta**

MLS # A2273794



\$375,000

Division:	Hewlett Park		
Type:	Residential/House		
Style:	Bi-Level		
Size:	1,078 sq.ft.	Age:	2008 (18 yrs old)
Beds:	4	Baths:	3
Garage:	Driveway, Outside, Parking Pad		
Lot Size:	0.11 Acre		
Lot Feat:	Landscaped, Level		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Laminate, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame, Wood Siding	Zoning:	R5
Foundation:	Poured Concrete	Utilities:	-
Features:	Breakfast Bar, Storage		

Inclusions: all contents as shown

Updated and fully furnished — fully move-in ready! Fully developed 4-bedroom, 3-bath bilevel with over 2,100 sq ft of finished living space. Bedrooms are spacious and well-lit, including a master with private ensuite, and plus 2 more 4 piece FULL bathrooms. The south-facing backyard is fully fenced for privacy and includes a rear parking pad for convenience. Built in 2008, this move-in ready home has an open and airy layout filled with natural light, and is located close to the beach with easy access to main roads. Recent updates include a new high-efficiency furnace (2025), lower-level flooring (2025), new sump pump (2025), dryer (2025), stove (2022), and dishwasher (2023), giving you peace of mind and move-in readiness.