



**GRASSROOTS**  
REALTY GROUP

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

107 Hampton Crescent  
Sylvan Lake, Alberta

MLS # A2288241



**\$489,900**

<b>Division:</b>	Hampton Pointe		
<b>Type:</b>	Residential/House		
<b>Style:</b>	2 Storey		
<b>Size:</b>	1,446 sq.ft.	<b>Age:</b>	2026 (0 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	2 full / 1 half
<b>Garage:</b>	Double Garage Attached		
<b>Lot Size:</b>	0.09 Acre		
<b>Lot Feat:</b>	Back Lane, Back Yard		

**Heating:** Forced Air

**Floors:** Carpet, Vinyl Plank

**Roof:** Asphalt Shingle

**Basement:** Full

**Exterior:** Vinyl Siding, Wood Frame

**Foundation:** Poured Concrete

**Features:** Kitchen Island

**Water:** -

**Sewer:** -

**Condo Fee:** -

**LLD:** -

**Zoning:** R5

**Utilities:** -

**Inclusions:** N/A

Welcome to 107 Hampton Crescent in the heart of Sylvan Lake! This home is expected to complete construction August 2026. This stunning brand new build by Falcon Homes offers the perfect blend of modern design and everyday comfort. Featuring 3 spacious bedrooms and 2 beautifully finished bathrooms, this home is thoughtfully crafted with quality finishes and an open concept layout ideal for both relaxing and entertaining. Whether you're looking for your first home, a stylish upgrade, or a smart investment, this property is move in ready and waiting to be claimed. Don't miss your opportunity to own a beautiful new home in one of Alberta's most sought after lake communities! Photos are representative.