



**38, 5210 65 Avenue
Olds, Alberta**

MLS # A2295970



\$269,900

Division:	NONE		
Type:	Mobile/Manufactured House		
Style:	Mobile Home-Double Wide		
Size:	1,538 sq.ft.	Age:	2007 (19 yrs old)
Beds:	2	Baths:	1 full / 1 half
Garage:	Driveway, Single Garage Attached		
Lot Size:	-		
Lot Feat:	-		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Hardwood, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	-	LLD:	-
Exterior:	Vinyl Siding	Zoning:	-
Foundation:	Other	Utilities:	-

Features: Breakfast Bar, Built-in Features, Ceiling Fan(s), Laminate Counters, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Skylight(s), Vaulted Ceiling(s), Vinyl Windows, Walk-In Closet(s)

Inclusions: NA

Welcome to effortless living in the highly sought-after 55+ community of Silverlynx Park in the heart of Olds. This beautifully maintained home offers 1,537 sq ft of thoughtfully designed space, combining comfort, functionality, and timeless finishes throughout. Step inside to an inviting open-concept layout highlighted by vaulted ceilings, a skylight, and large windows that flood the home with natural light. The main living area showcases immaculate hardwood floors and rich oak trim, creating a warm and elegant atmosphere. The spacious living room features a stunning corner fireplace with a stone surround and custom oak built-in—perfect for displaying art or mounting your TV—while a large bay window and door frames peaceful views of the greenspace behind. The kitchen is designed for both everyday living and entertaining, offering abundant cabinetry and counter space, a corner pantry, wall oven, and a raised breakfast bar. The adjoining dining area is generously sized and includes a built-in oak cabinet for additional storage, along with direct access to the expansive wraparound deck—ideal for outdoor dining. The primary retreat is impressively sized and features a thoughtfully designed 5-piece ensuite with double vanity, stand-up shower, and a large soaker tub, along with a spacious walk-in closet. A second bedroom provides comfortable accommodation for guests, while a dedicated office offers flexibility for hobbies or working from home. A convenient 2-piece bathroom and a well-appointed laundry room with utility sink and stacked washer/dryer complete the interior. Outside, the wraparound deck offers multiple access points and serene views, perfect for relaxing or entertaining. The oversized single attached garage is insulated, drywalled, and includes a closet space for extra storage space, with an additional paved parking pad out front for

extra convenience. Lovingly cared for by the original owner, this home has seen recent updates including fresh paint and newer carpet, ensuring it is truly move-in ready. Silverlynx Park is a vibrant, well-managed 55+ community, and the Town of Olds is known for its welcoming spirit and strong connection to agriculture and prairie living. Enjoy the many amenities Olds has to offer - shopping, restaurants, a sportsplex, fitness centre, swimming pool and so much more! A rare opportunity to enjoy low-maintenance living in a peaceful and friendly setting—this home is ready for its next chapter.