

# \$589,000 - 47 Rozier Close, Sylvan Lake

MLS® #A2214825

**\$589,000**

4 Bedroom, 4.00 Bathroom, 1,833 sqft  
Residential on 0.14 Acres

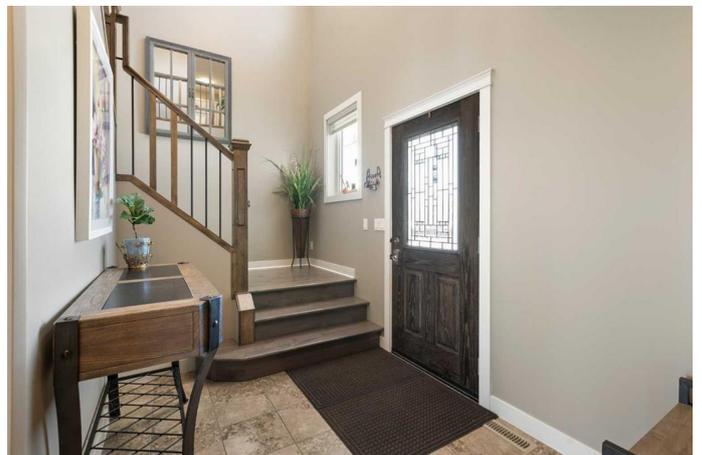
Ryders Ridge, Sylvan Lake, Alberta

This amazing home in Somerset has everything you need and more! Step into a bright and spacious front entry with stylish tile floors and upgraded railing. The main floor has an open-concept layout with a big kitchen featuring upgraded cabinets, a granite sink, full tile backsplash, corner pantry, and eating bar. The dining area fits a large table and has a garden door that opens to a sunny south-facing deck. The cozy living room has lots of windows, hardwood floors, a gas fireplace, and custom built-in shelves. Also on the main floor are a 2-piece bathroom and convenient laundry room. Upstairs you'll find a second living room, two more bedrooms, a 4-piece bathroom, and a large primary bedroom with a walk-in closet and a private ensuite with a relaxing jetted tub. The finished basement includes a fourth bedroom, another full bathroom, and a big family room – perfect for extra space or entertaining. And don't forget the huge backyard – perfect for kids, pets, or future plans!

Built in 2009

## Essential Information

MLS® #	A2214825
Price	\$589,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3



Half Baths	1
Square Footage	1,833
Acres	0.14
Year Built	2009
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### **Community Information**

Address	47 Rozier Close
Subdivision	Ryders Ridge
City	Sylvan Lake
County	Red Deer County
Province	Alberta
Postal Code	T4S 0B7

### **Amenities**

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

### **Interior**

Interior Features	Built-in Features, Central Vacuum, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Sump Pump(s), Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Range, Electric Stove, Garage Control(s), Microwave, Refrigerator, Washer, Water Softener, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Rough-In
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Insert, Living Room, Mantle
# of Stories	4
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	Balcony
Lot Description	Corner Lot, Landscaped

Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	April 25th, 2025
Days on Market	13
Zoning	R1A

### **Listing Details**

Listing Office	RE/MAX Complete Realty
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