

# \$3,399,800 - 39145 Hwy 20 Highway, Sylvan Lake

MLS® #A2222165

**\$3,399,800**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.00 Acres

NONE, Sylvan Lake, Alberta

20 BEAUTIFUL ACRES OVERLOOKING SYLVAN LAKE with MOUNTAIN VIEWS. This former public executive 9 hole golf course (30+ years) was transformed into the HILL TOP WEDDING CENTER 6 years ago. The golf course has been kept up and used for private functions. It still has potential for a great golf fee income due to the upswing of golf recreation increasing. The wedding center has a very healthy net income with the potential of doubling by reinstating the golf side of the business. Financials and Proforma available on request with signed NDA. The magnificent 2 story home on the property built in 2000 has views that would move an artist to tears. Total livable house space is over 4000 sf which also has great rental income potential.

There are multiple buildings included. The 3 season main event facility is 4500 sf. The Bridal Suite is a separate building with fantastic inspiring views as well. This property and business brings joy to all who spend time here!

Built in 2000

## Essential Information

MLS® #	A2222165
Price	\$3,399,800
Bathrooms	0.00
Acres	0.00
Year Built	2000



Type	Commercial
Sub-Type	Business
Status	Active

### **Community Information**

Address	39145 Hwy 20 Highway
Subdivision	NONE
City	Sylvan Lake
County	Red Deer County
Province	Alberta
Postal Code	T4S 1S6

### **Interior**

Heating	Baseboard, Forced Air, Natural Gas, Electric
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### **Additional Information**

Date Listed	May 27th, 2025
Days on Market	20
Zoning	C5- Commercial Recreation

### **Listing Details**

Listing Office	Royal LePage Network Realty Corp.
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