

# \$349,900 - 28 Wildrose Drive, Sylvan Lake

MLS® #A2229233

**\$349,900**

3 Bedroom, 2.00 Bathroom, 1,094 sqft

Residential on 0.08 Acres

Willow Springs, Sylvan Lake, Alberta

THIS 1993 3 BEDROOM & 2 BATHROOM 1/2 DUPLEX HAS JUST GONE THROUGH MAJOR RENOVATIONS. New driveway in 2022, new furnace in 2016, new garage door in 2020 and new washer in 2020. More recently, shingles in May 2025, the entire upstairs and the garage have just been fully painted. The poly b is being replaced as we speak. The HWT is new as is the stove, hood fan and dishwasher. There is a new sink in the main bathroom. The carpets will be cleaned on June 16th. The basement is a blank canvas waiting for your development. All you have to do is move in.

Built in 1993

## Essential Information

|                |                        |
|----------------|------------------------|
| MLS® #         | A2229233               |
| Price          | \$349,900              |
| Bedrooms       | 3                      |
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 1,094                  |
| Acres          | 0.08                   |
| Year Built     | 1993                   |
| Type           | Residential            |
| Sub-Type       | Semi Detached          |
| Style          | Side by Side, Bi-Level |
| Status         | Active                 |

## Community Information



|             |                   |
|-------------|-------------------|
| Address     | 28 Wildrose Drive |
| Subdivision | Willow Springs    |
| City        | Sylvan Lake       |
| County      | Red Deer County   |
| Province    | Alberta           |
| Postal Code | T4S 1G4           |

### **Amenities**

|                |                        |
|----------------|------------------------|
| Parking Spaces | 1                      |
| Parking        | Single Garage Attached |
| # of Garages   | 1                      |

### **Interior**

|                   |                                                              |
|-------------------|--------------------------------------------------------------|
| Interior Features | Walk-In Closet(s)                                            |
| Appliances        | Dishwasher, Range Hood, Refrigerator, Stove(s), Washer/Dryer |
| Heating           | Forced Air, Natural Gas                                      |
| Cooling           | None                                                         |
| Has Basement      | Yes                                                          |
| Basement          | Full, Unfinished                                             |

### **Exterior**

|                   |                                    |
|-------------------|------------------------------------|
| Exterior Features | None                               |
| Lot Description   | Landscaped, Level, Rectangular Lot |
| Roof              | Asphalt Shingle                    |
| Construction      | Concrete, Vinyl Siding, Wood Frame |
| Foundation        | Poured Concrete                    |

### **Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | June 12th, 2025 |
| Days on Market | 62              |
| Zoning         | R2              |

### **Listing Details**

|                |                                   |
|----------------|-----------------------------------|
| Listing Office | Royal LePage Network Realty Corp. |
|----------------|-----------------------------------|

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