

# \$324,900 - 28 Wildrose Drive, Sylvan Lake

MLS® #A2157200

**\$324,900**

3 Bedroom, 2.00 Bathroom, 1,087 sqft  
Residential on 0.08 Acres

N/A, Sylvan Lake, Alberta

IS IT TIME TO PURCHASE YOUR NEXT REVENUE PROPERTY OR FOR A FIRST TIME HOME BUYER! Leased until May 31 of 2025. Currently renting for \$1,450.00 per month plus utilities) 3 bedroom 2 bathroom 1/2 duplex is ready to add to your portfolio. Future development in the as of now unfinished basement. Front attached garage and a new driveway 3 years ago. Fully landscaped and backing on to a green space. New shingles March 25 2025 as well as a new HWT. New garage door March 2020, new washer Feb 2020 and furnace new 2016.

Built in 1993

## Essential Information

MLS® #	A2157200
Price	\$324,900
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,087
Acres	0.08
Year Built	1993
Type	Residential
Sub-Type	Semi Detached
Style	Bi-Level, Side by Side
Status	Active

## Community Information



Address	28 Wildrose Drive
Subdivision	N/A
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, Washer/Dryer, Stove(s)
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	August 18th, 2024
Days on Market	262
Zoning	R2

### Listing Details

Listing Office	Royal LePage Network Realty Corp.
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