

\$245,000 - 1212, 5220 50a Avenue, Sylvan Lake

MLS® #A2240941

\$245,000

2 Bedroom, 2.00 Bathroom, 1,052 sqft

Residential on 0.00 Acres

Downtown, Sylvan Lake, Alberta

Visit REALTOR® website for additional information. Welcome to this bright & beautifully updated single level, end-unit townhouse in

sought-after Rainbow Park, Sylvan Lake! Just a short stroll to the beach, shops, & restaurants, this gem offers the perfect blend of

convenience & comfort. With updated flooring & paint, step inside to a spacious, sun-filled open-concept layout. The living room features a corner gas fireplace & sliding doors to the deck with a gas line for BBQing—ideal for relaxing after a day by the lake, plus easy flow into the dining area for entertaining.

The stylish kitchen features a breakfast bar, new stainless appliances & a pantry. This home has 2 generous bedrooms & 2 full bathrooms, including a private 4-piece ensuite in the Primary suite. With low condo fees of just

\$328/month, don't miss the chance to enjoy low-maintenance living just blocks from the shoreline!

Built in 2005

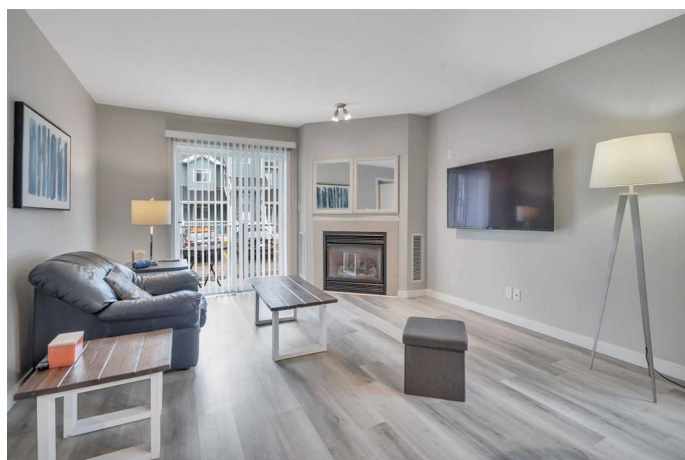
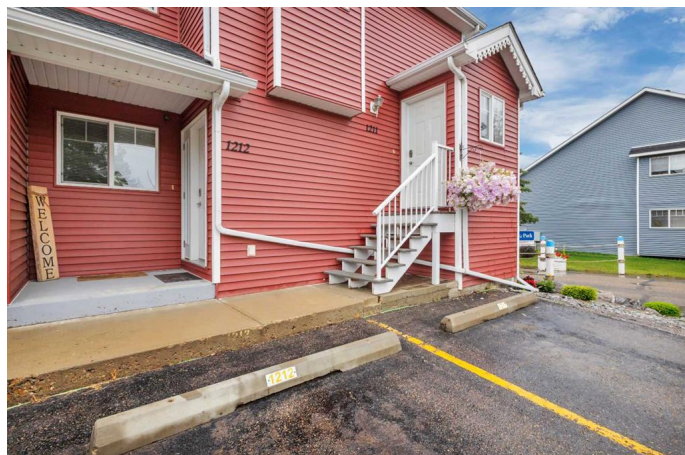
Essential Information

MLS® # A2240941

Price \$245,000

Bedrooms 2

Bathrooms 2.00



Full Baths	2
Square Footage	1,052
Acres	0.00
Year Built	2005
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

Community Information

Address	1212, 5220 50a Avenue
Subdivision	Downtown
City	Sylvan Lake
County	Red Deer County
Province	Alberta
Postal Code	T4S 1E5

Amenities

Amenities	Gazebo, Picnic Area, Visitor Parking
Parking Spaces	1
Parking	Front Drive, Stall
# of Garages	1

Interior

Interior Features	Breakfast Bar, Ceiling Fan(s), Closet Organizers, Laminate Counters, Open Floorplan, Pantry
Appliances	Dishwasher, Electric Range, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked, Window Coverings
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Crawl Space, Partial

Exterior

Exterior Features	Rain Gutters
Lot Description	Cul-De-Sac

Roof	Asphalt Shingle
Construction	Concrete, Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	July 18th, 2025
Days on Market	115
Zoning	R3

Listing Details

Listing Office	PG Direct Realty Ltd.
----------------	-----------------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.