

4175 Ryders Ridge Blvd
Sylvan Lake, Alberta

MLS # A2147806



\$749,900

Division:	Vista		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,126 sq.ft.	Age:	2022 (2 yrs old)
Beds:	6	Baths:	3 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.11 Acre		
Lot Feat:	Back Lane, Back Yard		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Ceramic Tile, Vinyl	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full, Suite	LLD:	-
Exterior:	Concrete	Zoning:	R5
Foundation:	Poured Concrete	Utilities:	-
Features:	Breakfast Bar, High Ceilings, Quartz Counters, Storage, Walk-In Closet(s)		

Inclusions: EV Charger, Programmable LED Lighting Outside, Heated Garage

Experience luxury living in this stunning family home with a legal suite! Featuring a thoughtful floor plan, this home is designed to meet the needs of any family. The main level boasts a gorgeous chef's kitchen complete with quartz countertops, a built-in wall oven, and a countertop stove with a chimney-style hood fan. The kitchen seamlessly overlooks a spacious living room with a built-in fireplace and oversized sliding glass doors leading to a deck, perfect for entertaining. Upstairs, discover a rare layout with four bedrooms, including a master suite that offers a walk-in closet and an ensuite with a stand-alone tub and separate shower. A bonus room with a fireplace and oversized sliding glass doors opens to a balcony, adding extra living space. This level also features a laundry room and a 4-piece bathroom. The walkout basement is a legally suited apartment with an open-concept kitchen, living, and dining area, two bedrooms, a 4-piece bathroom, and its own laundry facilities. Enjoy the convenience of the walkout basement and dedicated parking. This home is a must-see!