

\$139,900 - 201, 4722 44 Street, Sylvan Lake

MLS® #A2234352

\$139,900

2 Bedroom, 1.00 Bathroom, 756 sqft

Residential on 0.00 Acres

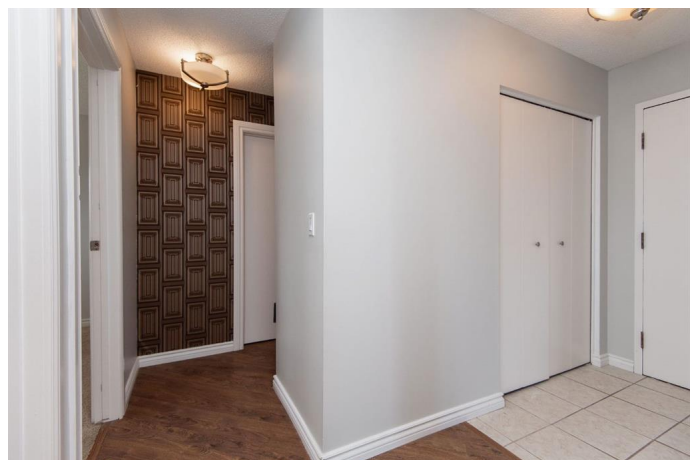
Palo, Sylvan Lake, Alberta

Affordable living in Sylvan Lake! This freshly painted 2-bedroom, 1-bath condo is just a 10-minute walk to the lake and ready for immediate possession. The well-managed building has seen recent upgrades including a new roof, boiler (2021), balconies, and updated carpets in the common areas. Condo fees cover heat, water, sewer, garbage, exterior maintenance, and moreâ€”just pay your own electricity. Coin laundry is available in the building, with the option to install in-suite laundry. Airbnb is permitted, making this a great investment or vacation property. Includes 2 parking stalls for added convenience. Second offer fell due to financing.

Built in 1979

Essential Information

| | |
|----------------|-------------------|
| MLS® # | A2234352 |
| Price | \$139,900 |
| Bedrooms | 2 |
| Bathrooms | 1.00 |
| Full Baths | 1 |
| Square Footage | 756 |
| Acres | 0.00 |
| Year Built | 1979 |
| Type | Residential |
| Sub-Type | Apartment |
| Style | Single Level Unit |
| Status | Active |



Community Information

| | |
|-------------|---------------------|
| Address | 201, 4722 44 Street |
| Subdivision | Palo |
| City | Sylvan Lake |
| County | Red Deer County |
| Province | Alberta |
| Postal Code | T4S1G9 |

Amenities

| | |
|----------------|--------------|
| Amenities | Coin Laundry |
| Parking Spaces | 2 |
| Parking | Off Street |

Interior

| | |
|-------------------|--|
| Interior Features | See Remarks |
| Appliances | Dishwasher, Electric Range, Microwave Hood Fan, Refrigerator |
| Heating | Baseboard |
| Cooling | None |
| # of Stories | 4 |

Exterior

| | |
|-------------------|-----------------|
| Exterior Features | Balcony |
| Roof | Asphalt/Gravel |
| Construction | Stucco, Mixed |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|-----------------|
| Date Listed | June 26th, 2025 |
| Days on Market | 60 |
| Zoning | R3 |

Listing Details

| | |
|----------------|------------------------------------|
| Listing Office | RE/MAX real estate central alberta |
|----------------|------------------------------------|

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