

# \$369,000 - 10, 5301 Windward Place, Sylvan Lake

---

MLS® #A2208311

**\$369,000**

3 Bedroom, 2.00 Bathroom, 1,305 sqft

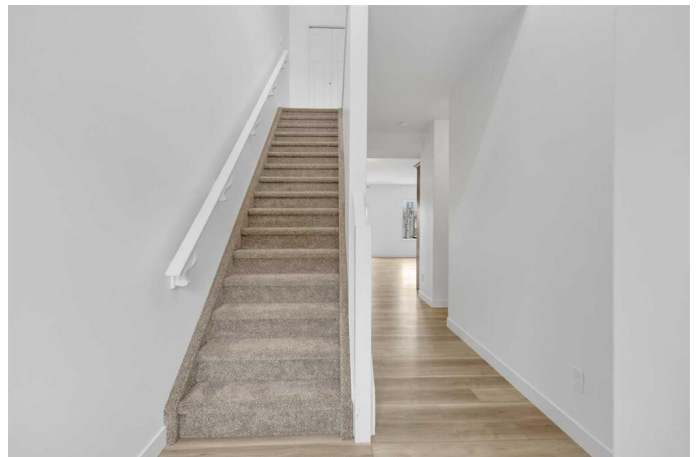
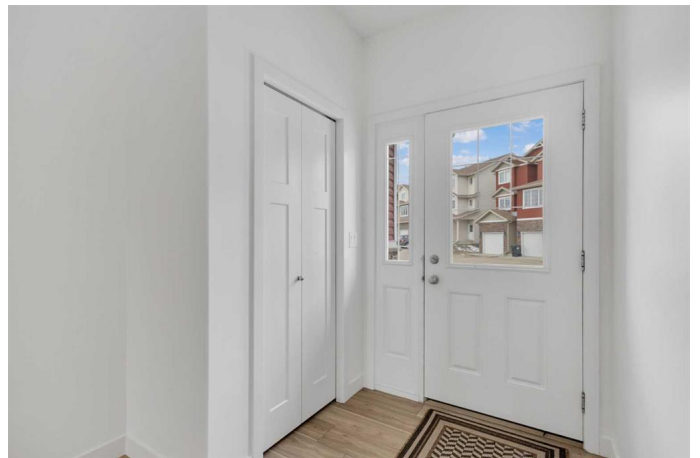
Residential on 0.05 Acres

Newport, Sylvan Lake, Alberta

Say goodbye to shoveling and yard work—this low-maintenance home lets you spend your time enjoying all that Sylvan Lake has to offer! Backing onto a peaceful treed green space, this stylish townhome features 9â€™™ ceilings, an open-concept main floor, and large windows that flood the space with natural light. The kitchen is ideal for entertaining with a large island, corner pantry, and rich dark cabinetry. Recent updates include new flooring, carpet, fresh paint throughout, and brand-new kitchen appliances.

Upstairs, youâ€™™ll find three spacious bedrooms, including an oversized primary suite with plenty of room to unwind. The second-floor laundry adds convenience, and the washer and dryer are included! The unfinished basement offers incredible potential for additional living space and even has hookups for a second washer and dryer. Whether you envision a family room, extra bedrooms, or a home gym, this space is ready for your ideas!

The 12x21 attached garage is insulated, drywalled, and taped—perfect for extra storage or keeping your vehicle out of the elements. If youâ€™™re looking for modern living, low maintenance, and a great location close to the lake and amenities, this home is a must-see!



Built in 2015

## Essential Information

MLS® #	A2208311
Price	\$369,000
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,305
Acres	0.05
Year Built	2015
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

## Community Information

Address	10, 5301 Windward Place
Subdivision	Newport
City	Sylvan Lake
County	Red Deer County
Province	Alberta
Postal Code	T4S 0H5

## Amenities

Amenities	Snow Removal, Visitor Parking
Parking Spaces	1
Parking	Concrete Driveway, Insulated, Single Garage Attached
# of Garages	1

## Interior

Interior Features	Ceiling Fan(s), Central Vacuum, Pantry, Storage
Appliances	Dishwasher, Microwave, Refrigerator, Stove(s), Washer/Dryer Stacked
Heating	High Efficiency, Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Full, Unfinished

## Exterior

Exterior Features	Other
Lot Description	Backs on to Park/Green Space, Private
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	April 3rd, 2025
Days on Market	15
Zoning	R3

### **Listing Details**

Listing Office	eXp Realty
----------------	------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® 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.