

# \$474,900 - 82 Hinshaw Drive W, Sylvan Lake

MLS® #A2232597

**\$474,900**

4 Bedroom, 2.00 Bathroom, 1,008 sqft

Residential on 0.10 Acres

Hewlett Park, Sylvan Lake, Alberta

Welcome home to this newly renovated stunning 4-bedroom, 2-bathroom bi-level home located in the heart of Hewlett Park, one of Sylvan lakes most sought after neighbourhood's. Step into the bright and airy main level where you will find your dream kitchen with updated appliances and quartz countertops. The open concept layout creates a seamless flow from kitchen to dining and living areas â€” perfect for everyday living and entertaining. The lower level features a spacious family room, two additional bedrooms, a full bathroom, and laundry area â€” all tastefully updated and move-in ready. This home also includes reverse osmosis & a water softener with a brand new hot water tank. Put your mind at ease with a new roof for the home installed in 2023. Enjoy outdoor living with propane bbq hook ups and a private backyard that backs onto green space, offering both privacy and beautiful views. The detached heated garage is equipped with 220 wiring and is wired for sound for all your workshop needs. It also provides secure parking and extra storage space.

Located on a quiet street and just a short walk to Sylvan Lake beach, walking paths, schools, and shopping, this home truly has it all! Donâ€™t miss your chance to own this turn-key home in one of Sylvan Lakeâ€™s most popular communities. Book your showing today!



Built in 2004

## Essential Information

MLS® #	A2232597
Price	\$474,900
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,008
Acres	0.10
Year Built	2004
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

## Community Information

Address	82 Hinshaw Drive W
Subdivision	Hewlett Park
City	Sylvan Lake
County	Red Deer County
Province	Alberta
Postal Code	T4S2P1

## Amenities

Parking Spaces	3
Parking	Double Garage Detached, Heated Garage, RV Access/Parking, 220 Volt Wiring, Alley Access
# of Garages	3

## Interior

Interior Features	Quartz Counters
Appliances	Dishwasher, Dryer, Refrigerator, Washer, Convection Oven, Microwave Hood Fan
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric

Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Balcony
Lot Description	Back Lane
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

## Additional Information

Date Listed	June 18th, 2025
Days on Market	25
Zoning	R5

## Listing Details

Listing Office	Royal LePage Network Realty Corp.
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