

55 Wilkinson Circle  
Sylvan Lake, Alberta

MLS # A2222370



\$524,900

Division:	Newport		
Type:	Residential/House		
Style:	Modified Bi-Level		
Size:	1,357 sq.ft.	Age:	2007 (18 yrs old)
Beds:	4	Baths:	3
Garage:	Double Garage Attached		
Lot Size:	0.13 Acre		
Lot Feat:	Landscaped, No Neighbours Behind, On Golf Course		

Heating:	Fireplace(s), Forced Air, Natural Gas	Water:	Public
Floors:	Ceramic Tile, Cork, Vinyl Plank, Wood	Sewer:	Public Sewer
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Concrete, Mixed	Zoning:	R5
Foundation:	Poured Concrete	Utilities:	-

**Features:** Ceiling Fan(s), Chandelier, Granite Counters, High Ceilings, Kitchen Island, Pantry, Recessed Lighting, Solar Tube(s), Sump Pump(s), Vaulted Ceiling(s), Walk-In Closet(s)

**Inclusions:** stove, fridge, dishwasher, water softener, shed,

Beautiful bilevel backing onto golf course in tranquil Willow Springs. Upgraded and updated throughout. Fully finished lower level with cork flooring and a natural gas stove to keep you warm and cozy. The main level beams with sunlight into your granite kitchen, dining area and living room with custom gas fireplace. The upper level has the private primary bedroom with ensuite, a walk-in closet and a large bay window. Outdoor living in your backyard with two tier deck, natural gas hookup and all the privacy you will need to enjoy your days. Hot tub hook up present. Double attached heated garage for your toys and vehicles. Main floor and lower level laundry hookups. Roof (2023), HWT (2022). The good life awaits!