

42 Hallgren Drive
Sylvan Lake, Alberta

MLS # A2231907



\$549,900

Heating:	In Floor, Forced Air	Water:	-
Floors:	Carpet, Hardwood	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Stucco	Zoning:	R1
Foundation:	Poured Concrete	Utilities:	-
Features:	Kitchen Island, Pantry, Vinyl Windows		

Inclusions: Fridge, Stove, Dishwasher, Washer, Dryer, Window Coverings, Blinds, Garage Door Opener and 1 Controller, A/C Unit, Central Vacuum and Attachments, Garage Shelving, 2 extra Fridges in Basement, Speakers Mounted to wall in Basement.

Welcome to this exceptional 6-bedroom bungalow—a true family retreat that seamlessly blends spacious design and upscale comfort. Set on a generous lot backing onto a beautiful park, the mature trees offer a serene, private backyard sanctuary perfect for gatherings or quiet relaxation. Inside, the bright and open main floor invites effortless entertaining, with gleaming hardwood floors, rich maple cabinetry, and a cozy gas fireplace anchoring the living area. Downstairs, a thoughtfully designed lower level features a second gas fireplace and a superb entertainment hub ideal for movie nights, games, or hosting guests. The home’s comforts extend beyond style: central air conditioning, in-slab heating in both the garage and basement, and newer shingles ensure year-round efficiency and ease. The attached true double garage makes winter mornings a breeze. Retreat to the primary bedroom—roomy enough for a king bed and extra storage if needed, a walk-in closet, and a spa-like ensuite boasting dual sinks, a soaker tub, and a separate shower. With six bedrooms (three upstairs, three downstairs), the home offers versatility for family, office space, or hobbies. Combining elegant finishes, modern amenities, and a private park-side setting, this bungalow offers a lifestyle of comfort, convenience, and tranquility.