

# \$325,000 - 5116 50 Avenue, Sylvan Lake

MLS® #A2222938

**\$325,000**

0 Bedroom, 0.00 Bathroom,  
Land on 0.26 Acres

NONE, Sylvan Lake, Alberta

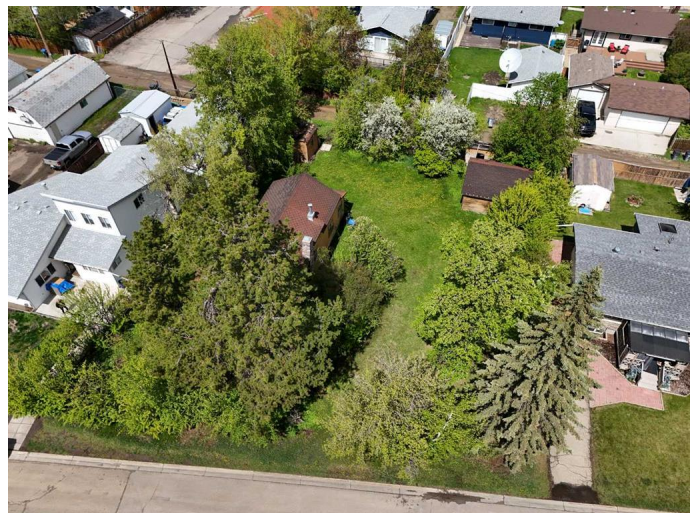
Situated just a few blocks from the stunning lakefront and the vibrant heart of downtown Sylvan Lake, this expansive 100' x 126' (11,450 sq ft) lot offers incredible potential. Zoned West Village Residential District, this rare parcel allows for a wide range of development options – ideal for constructing fourplexes, townhomes, stacked row houses, or even a boutique apartment building (up to 4 storeys, as per the Sylvan Lake Land Use Bylaws). With proximity to the lake, amenities, and recreational hotspots, this property is the perfect canvas for a signature residential development in one of Alberta's most desirable lake communities. Don't miss out on this prime investment opportunity – explore the potential today!

## Essential Information

MLS® #	A2222938
Price	\$325,000
Bathrooms	0.00
Acres	0.26
Type	Land
Sub-Type	Residential Land
Status	Active

## Community Information

Address	5116 50 Avenue
Subdivision	NONE



City	Sylvan Lake
County	Red Deer County
Province	Alberta
Postal Code	T4S 1E6

### **Additional Information**

Date Listed	May 20th, 2025
Days on Market	26
Zoning	WEST VILLAGE RESIDENTIAL

### **Listing Details**

Listing Office	Greater Property Group
----------------	------------------------

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