

\$739,900 - 5008 41 Street, Sylvan Lake

MLS® #A2205574

\$739,900

6 Bedroom, 4.00 Bathroom, 1,810 sqft
Residential on 0.08 Acres

Cottage Area, Sylvan Lake, Alberta

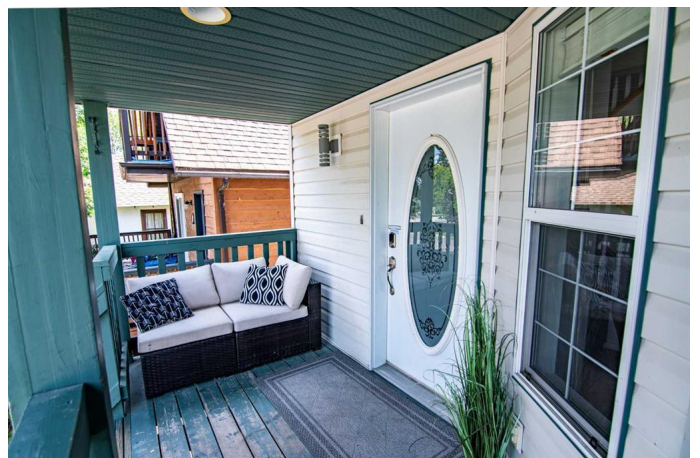
Prime location meets income potential at 5008 41 Street in Sylvan Lake – a beautifully designed 6-bedroom, 3.5-bath home just steps from the beach, walking trails, and all the best of lake life. Whether you're seeking a full-time residence, a vacation retreat, or a smart investment property, this home delivers on all fronts.

The bright, open-concept main floor features beautiful hardwood and tile flooring throughout, with a spacious kitchen anchored by a large central island – ideal for cooking, hosting, and gathering.

Upstairs, you'll find the primary bedroom with a private 3-piece ensuite, plus three more generous bedrooms and a full laundry room. The fully finished basement offers two additional bedrooms, a full bathroom, second laundry area, and a private exterior entrance – providing excellent potential for a future suite or extended family space.

To date, all primary rental income has come from the upper level only, which has been successfully used for both short-term (Airbnb) and long-term rentals. The basement remains mostly unused, aside from one room that is currently being rented for storage – meaning there's still plenty of untapped potential for additional income or personal use. Live downstairs and rent the upstairs, or keep the main level rented and create your own private getaway in the lower suite.

Outside, enjoy your private hot tub – a huge draw for guests and a perfect way to relax



year-round. Additional features include, central vacuum roughed in, double detached garage which is currently being rented out for \$450/month. The basement storage room is also being rented out at \$275/month. 2023/2024 Rental Revenue for Airbnb is \$48,212.29 - long term rental \$24,450 - Garage Rental \$5400/year & Storage room rental in the basement \$3300/year. The total gross income is approximately \$81,362.29 annually.

Built in 1998

Essential Information

MLS® #	A2205574
Price	\$739,900
Bedrooms	6
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,810
Acres	0.08
Year Built	1998
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	5008 41 Street
Subdivision	Cottage Area
City	Sylvan Lake
County	Red Deer County
Province	Alberta
Postal Code	T4S 1B9

Amenities

Parking Spaces	4
Parking	Double Garage Detached

of Garages 2

Interior

Interior Features Ceiling Fan(s), Closet Organizers, Kitchen Island
Appliances Dishwasher, Refrigerator, Stove(s), Washer/Dryer, Water Softener, Window Coverings
Heating In Floor, Forced Air
Cooling Full
Fireplace Yes
of Fireplaces 1
Fireplaces Wood Burning Stove
Has Basement Yes
Basement Exterior Entry, Finished, Full

Exterior

Exterior Features Private Yard
Lot Description Landscaped
Roof Asphalt
Construction Vinyl Siding, Wood Frame, Shingle Siding
Foundation Poured Concrete

Additional Information

Date Listed April 7th, 2025
Zoning R1

Listing Details

Listing Office Concept Realty Group Inc.

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