

# \$935,000 - 328 Marina Bay Place, Sylvan Lake

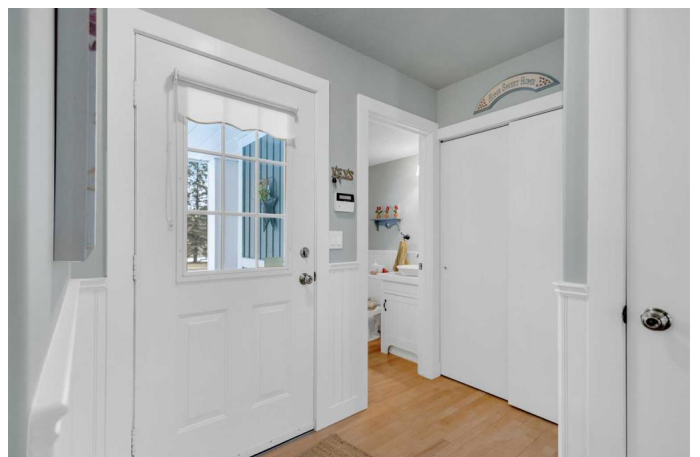
MLS® #A2206235

**\$935,000**

3 Bedroom, 3.00 Bathroom, 1,567 sqft  
Residential on 0.11 Acres

Marina Bay, Sylvan Lake, Alberta

Introducing the Marina Bay Escape â€” your lakefront dream home with timeless charm and unforgettable views. This stunning Cape Cod-style home is tucked into the exclusive Marina Bay community on Sylvan Lake, offering 3 bedrooms, a flexible loft, and 3 bathrooms across 1,567 sq ft, plus a rare, fully finished basement â€” a true differentiator in the neighborhood! Situated on a 4,889 sq ft lot, this home backs directly onto the private marina with exceptional views, clean swimming water, and a floating dock complete with a diving board. Step into the showstopping 2-story great room, where sunlight pours in through soaring windows that frame the sparkling marina. Beautiful hardwood floors stretch throughout the home, adding warmth and sophistication. Whether you're relaxing on the back deck at sunset or entertaining in the highly functional kitchen, every space has been designed for both connection and calm. Enjoy access to exclusive amenities including a private marina and boat launch, yacht club, tennis courts, and neighborhood parks. The walkability is unbeatable â€” take a short stroll to the boardwalk, grab dinner, or treat yourself to the many restaurants downtown. Meticulously maintained with thoughtful upgrades this home truly has it all. For over 30 years, Marina Bay Escape has been the heart of cherished memories, gatherings, and laughter. Now, it's ready to welcome its next story. All Furniture and accessories are negotiable.



Built in 1995

## Essential Information

MLS® #	A2206235
Price	\$935,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,567
Acres	0.11
Year Built	1995
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

## Community Information

Address	328 Marina Bay Place
Subdivision	Marina Bay
City	Sylvan Lake
County	Red Deer County
Province	Alberta
Postal Code	T4S1E9

## Amenities

Amenities	Boating, Clubhouse, Party Room, Racquet Courts, Recreation Facilities, RV/Boat Storage
Parking Spaces	4
Parking	Double Garage Attached, Garage Door Opener
# of Garages	2
Is Waterfront	Yes
Waterfront	Lake, Lake Front, Waterfront

## Interior

Interior Features	Ceiling Fan(s), French Door, Kitchen Island, Open Floorplan
Appliances	See Remarks
Heating	Forced Air, Natural Gas
Cooling	Central Air

Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	Dock
Lot Description	Lake, Landscaped, Level
Roof	Asphalt Shingle
Construction	Cedar, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	March 27th, 2025
Days on Market	5
Zoning	RMB
HOA Fees	2953
HOA Fees Freq.	ANN

### **Listing Details**

Listing Office	Greater Property Group
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