\$2,300,000 - 185 Birchcliff Road, Birchcliff

MLS® #A2264975

\$2,300,000

2 Bedroom, 3.00 Bathroom, 2,396 sqft Residential on 0.42 Acres

NONE, Birchcliff, Alberta

Welcome to this rare opportunity to purchase this highly sought after Birchcliff home on the sunny side of Sylvan Lake! This stunning 2 storey home on a 75 x 213 lot offers breathtaking panoramic views and endless possibilities for lakeside living. This exceptional home boasts 2 primary bedrooms with ensuites and both rooms feature amazing SW views of the legendary Sylvan Lake Sunsets. This beautifully crafted home featuring soaring ceilings, rich wood detailing, granite countertops and elegant hardwood floors throughout. The upper family room and great room feature serene lake views from the expansive windows that flood the space with natural light, or relax by the cozy fireplace on cooler evenings. Step outside to the covered deck, gas fire pit, perfect for entertaining, unwinding, or simply soaking in the natural beauty of your surroundings. With plenty of space to expand or customize, this property offers incredible potential for a luxurious year-round residence or a weekend retreat.







Built in 1999

Essential Information

MLS®#

A2264975

Price \$2,300,000

Bedrooms 2

Bathrooms 3.00

Full Baths 2

Half Baths 1

Square Footage 2,396

Acres 0.42

Year Built 1999

Type Residential

Sub-Type Detached

Style 2 Storey

Status Active

Community Information

Address 185 Birchcliff Road

Subdivision NONE

City Birchcliff

County Lacombe County

Province Alberta

Postal Code T4S 1R6

Amenities

Parking Spaces 2

Parking Double Garage Attached

of Garages 2

Interior

Interior Features Built-in Features, Ceiling Fan(s), Central Vacuum, Closet Organizers,

Granite Counters, High Ceilings, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Vaulted Ceiling(s), Vinyl Windows, Walk-In

Closet(s)

Appliances Built-In Oven, Dishwasher, Microwave, Range

Heating Fireplace(s), Forced Air

Cooling Central Air

Fireplace Yes

of Fireplaces 1

Fireplaces Gas

Basement None

Exterior

Exterior Features Fire Pit, Lighting, Private Yard

Lot Description Beach

Roof Clay Tile

Construction Brick, Concrete, Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed October 17th, 2025

Days on Market 1

Zoning R

Listing Details

Listing Office RE/MAX real estate central alberta

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