

\$1,399,900 - 79 Birchcliff Road, Birchcliff

MLS® #A2256785

\$1,399,900

3 Bedroom, 1.00 Bathroom, 1,044 sqft

Residential on 0.23 Acres

NONE, Birchcliff, Alberta

Welcome to your dream lakefront getaway! Nestled on the sunny side of Sylvan Lake, this beautifully renovated cabin sits on a level 50x203â€™™ lot with 50 feet of pristine shoreline and stunning southwest-facing views. With full riparian rights and some of the best sunset views on the lake, this is a rare opportunity to enjoy both privacy and prime water access year-round. The cozy yet spacious 1,044 sqft cabin features 3 bedrooms and 1 full bath, all recently updated with stylish finishes. Step inside and fall in love with the warmth of the wood panel ceilings, corner wood-burning fireplace, and the perfect blend of rustic charm and modern convenience. Recent upgrades include a brand new kitchen, new flooring, updated lighting, and a refreshed bathroom with new shower, vanity, and toilet. The home is also equipped with new appliances (fridge, stove, dishwasher, washer, and dryer), on-demand hot water, a new furnace, new shingles, and eavestroughs â€” making it fully move-in ready and fully winterized for year-round enjoyment. Modern touches include the ability to charge an electric vehicle, perfect for todayâ€™™s environmentally conscious homeowner. Outside, the home continues to impress with extensive landscaping, RV parking pad and a large deck perfect for morning coffees or evening wine overlooking the lake. Whether you're swimming, boating, or relaxing by the fire, this property delivers the ultimate lake life experience.



Built in 1975

Essential Information

MLS® #	A2256785
Price	\$1,399,900
Bedrooms	3
Bathrooms	1.00
Full Baths	1
Square Footage	1,044
Acres	0.23
Year Built	1975
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	79 Birchcliff Road
Subdivision	NONE
City	Birchcliff
County	Lacombe County
Province	Alberta
Postal Code	T4S 1R6

Amenities

Parking Spaces	10
Parking	Gravel Driveway, Parking Pad
Waterfront	Lake Front

Interior

Interior Features	Kitchen Island, Master Downstairs
Appliances	See Remarks
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Living Room, Wood Burning, Wood Burning Stove
Basement	None

Exterior

Exterior Features	Private Yard
Lot Description	Landscaped, Lawn, No Neighbours Behind, Private, Beach, Lake
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	September 26th, 2025
Days on Market	5
Zoning	RL

Listing Details

Listing Office	CIR Realty
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