



## 37 GEORGIAN Way Sherwood Park AB

\$475,000

Immaculate & RENOVATED in Glen Allan, featuring AC, 4 bedrooms, 2.5 baths & DOUBLE garage. You are welcomed in to find a modern open concept layout with laminate flooring throughout. The kitchen offers plenty of cabinets, stainless steel appliances, quartz island that over looks the dining & living room with cozy wood fireplace & bay window. King sized primary suite offers BI closet & 2pc ensuite. 2 more bedrooms both generous in size and bathroom compliment the functional layout. Moving down to the fully finished basement you will find a family sized rec room with 2nd fireplace & NEW carpet. 4th bedroom, 4pc bath, laundry & tons of storage complete this family home. UPDATES include, SHINGLES (2021), HOT WATER TANK (2023) & AC. LOVE the fenced & landscaped yard surrounded by mature trees, all in an awesome community just steps away from Sherwood Park Mall, GARC, schools, parks & trails. Start the new year with this gorgeous home!

Listing Presented By:



Originally Listed by:  
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