



## 401 BOTHWELL Drive 42 Sherwood Park AB

\$399,900

Live the GOOD LIFE in Strathcona Village! This beautiful home is a true gem, thoughtfully designed to meet the needs of those 55+ with a refined sense of style. From the moment you step inside, you'll be greeted by a spacious, open concept with large living room & dining area, highlighted by the cozy 3-sided fireplace. The area flows through to an inviting, upgraded kitchen offering an abundance of cabinets & counterspace, stainless steel appliances & accented backsplash; perfect for unleashing your culinary skills. Off the kitchen is the massive primary bedroom, complete with his & hers closets, plus a 4-piece ensuite & washer / dryer for the ultimate in convenience! The carpeted lower level is fully finished, featuring a flex space, large 4-piece bathroom & 2 generous bedrooms. Outside, enjoy the sunshine with your south-facing deck, perfect for relaxing. Conveniently located to everything! You are walking distance to all amenities! Visitor parking is located right out front! Friendly & quiet area.

Listing Presented By:



Originally Listed by:  
Exp Realty

devin@mogulrg.com  
<https://www.mogulrg.com>



**RE/MAX Real Estate**

129 Mountain Ash Drive,  
Wetaskiwin, AB,

Phone: 780-361-9215  
rsplant@telus.net