



## Sherwood Park Alberta

\$210,000

Escape to a PEACEFUL waterfront setting in this renovation-ready 3 BEDROOM home, perfectly situated on a LAKE-BACK lot within one of Sherwood Park's most established and sought-after communities. This property offers a rare opportunity to build equity in a prime location, featuring a bright open-concept layout that connects the kitchen, dining, and living areas seamlessly. The standout feature is the expansive 32x10 three-season SUNROOM equipped with skylights, offering the perfect vantage point to enjoy the south-facing backyard and MATURE APPLE TREES. While the home awaits your creative vision, it benefits from significant mechanical updates including a NEWER furnace and hot water tank. Outdoor enthusiasts and hobbyists will appreciate the single ATTACHED GARAGE and the large, separate HEATED WORKSHOP--an ideal space for year-round projects or extra storage. Located just minutes from PREMIER SHOPPING, and MAJOR HIGHWAYS, this home is a strategic find for buyers looking to customize it to their own taste! (id:6769)

Living room Measurements not available

Dining room Measurements not available

Kitchen Measurements not available

Primary Bedroom Measurements not available

Bedroom 2 Measurements not available

Bedroom 3 Measurements not available

Listing Presented By:



Originally Listed by:  
MaxWell Riverside Realty

<https://benitakhan.com/>



**RE/MAX River City**

13120 St Albert Trail NW,  
Edmonton, AB, T5L4P6

Phone: 780-982-1119  
ahmadsai@remax.net

The property information on this website is derived from the Canadian Real Estate Association's Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.