



## Sherwood Park Alberta

\$515,000

SPACIOUS FAMILY HOME in the heart of Clarkdale Meadows! With 4 bedrooms, 4 bathrooms, and over 2,488 sq.ft. of developed living space, this well-maintained 2-storey offers both comfort and function. The bright main floor features a large living room with gas fireplace, formal dining room, spacious kitchen with pantry & newer Fridge and Stove. Upstairs boasts 3 generously sized bedrooms including a primary suite with walk-in closet and 3 piece ensuite. The fully finished basement offers another bedroom, a 3 piece bath, and a large family room—perfect for guests or teens. Situated on a large corner lot, the backyard has plenty of space for entertaining, & even room for RV storage on the side. Other features include: POLY-B water lines removed (2024), furnace (2024), roof (2021), oversized insulated garage, & fabulous storage shed. Located close to parks, schools, trails, Pickleball courts, ice rink/dog park, basketball courts, playgrounds... & so much more. A fantastic opportunity for your family! (id:6769)

Family room 5.06 m X 6.2 m

Bedroom 4 4.83 m X 3.81 m

Living room 4.72 m X 3.94 m

Dining room 4.38 m X 2.71 m

Kitchen 5.24 m X 3.95 m

Primary Bedroom 3.73 m X 4.53 m

Bedroom 2 3.02 m X 3.15 m

Bedroom 3 2.85 m X 3.43 m

Listing Presented By:



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