



## 1601 CLOVER BAR Road 35 Sherwood Park AB

\$499,702

ATTENTION LIFESTYLE SEEKERS....18+ ADULT COMPLEX.....SAUGHT AFTER FOXHAVEN LAKE ESTATES....FULLY FINISHED END UNIT.....PRIVATE BACK YARD.....YES THEY SHOVEL THE SNOW AND CUT THE GRASS.....~!WELCOME HOME!~. Only steps from walking paths & lake, over 2500 sq/ft bungalow top to bottom.. Large front entrance, on your right is the back entrance, access to your own double attached garage, and laundry. On the left is the den/ flex room/ or second bedroom on the main floor. At the back has soaring ceilings, the gourmet kitchen with tons of cabinets, and large island. the heart of the house, is warmed with a gas fireplace, and flooded with south facing windows and tons of natural light.! Basement has another fireplace in the corner, and a large rumpus room. the could be third bedroom is in the basement, 3 pce bathroom, has a WOOD SHOP/hobby room, and craft room just down the hall... you can tell this place hasn't missed a beat for maintenance and the complex is run like a Swiss clock!!

Listing Presented By:



Originally Listed by:  
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