



## Sherwood Park Alberta

\$465,996

For more information, please click on View Listing on Realtor Website. Welcome to this conveniently located half duplex nestled nicely in Sherwood Parks, family-friendly community of Aspen Trails! The spacious entryway leads to an open-concept floor plan with a dining area, powder room and a generous living room. The kitchen boasts stainless steel appliances, a large island with granite countertops, pantry cabinet and ample storage. Convenient coat closets are located at both entrances. Upstairs, the primary suite features a walk-in closet and a 3-piece bathroom. Two additional bedrooms with closets and a 4-piece bathroom complete the upper level. The 90% complete basement offers a large rec room, a fourth bedroom, a 3-piece bathroom, and a laundry room. Step outside to the landscaped backyard, and access the oversized double garage—perfect for two cars and additional storage. (id:6769)

Bedroom 4 3.9 m X 2.17 m  
 Bonus Room 5.45 m X 3.35 m  
 Living room 3.66 m X 4.1 m  
 Dining room 3.1 m X 2.55 m

Kitchen 4.1 m X 2.6 m  
 Primary Bedroom 3.6 m X 3.6 m  
 Bedroom 2 3.95 m X 3.05 m  
 Bedroom 3 3.6 m X 2.55 m

Listing Presented By:



Originally Listed by:  
 Easy List Realty

**RE/MAX ELITE**

**RE/MAX Elite**

Phone: 780-406-4000  
 Fax:  
 executive@eliterealestate.ca