



## Sherwood Park Alberta

\$550,000

Welcome to 162 Sunflower Crescent in the desirable family-friendly community of Clarkdale Meadows. This beautifully maintained nearly 1,800 sq. ft. above-grade detached home offers space, comfort, and an ideal location backing onto a walking path connecting you to green space, a basketball court (converted to a skating rink in winter), and the nearby elementary school. The upper floor features 3 bedrooms and a spacious bonus room. The main floor offers a versatile open area perfect for a play space, dining area, or home office. Major updates include a new roof (2024), furnace and 40-gallon hot water tank (2022), plus central air conditioning. The insulated, drywalled garage includes epoxy flooring, a heater, and hot water tap. The backyard is ready for entertaining with a natural gas BBQ hookup and outdoor hot water tap. The unfinished basement provides endless potential. Enjoy walking access to schools, parks, tennis courts, and shopping. (id:6769)

Living room Measurements not available

Kitchen Measurements not available

Den Measurements not available

Primary Bedroom Measurements not available

Bedroom 2 Measurements not available

Bedroom 3 Measurements not available

Bonus Room Measurements not available

Listing Presented By:



Originally Listed by:  
MaxWell Devonshire Realty

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