



# Sherwood Park Alberta

\$449,900

Nestled on a generous lot in the heart of Glen Allan, this beautiful 1,370-square-foot bungalow offers the perfect blend of comfort and functionality. The main floor welcomes you with a bright, sunken living room with a cozy wood-burning fireplace, flowing seamlessly into the dining area and an open kitchen featuring an eat-at nook. Three spacious bedrooms complete the upper level, with a 2-pc ensuite in the main. A separate side entrance leads to a fully finished basement, designed for versatility with a large updated family room, a den with a second fireplace, an additional bedroom, and a 3-piece bathroom. The lower level also includes a hobby room with a plumbed sink, laundry room, and ample storage. Outside, the expansive backyard is surrounded by mature trees, providing a private retreat. The property features a large driveway leading to an oversized double detached garage with 220V power. Located just minutes from schools, recreation centres, and daily amenities, this home is an absolute gem. (id:6769)

Family room 7.35 m X 4.25 m

Den 5.07 m X 4.04 m

Bedroom 4 3.72 m X 4.25 m

Bonus Room 2.59 m X 3.03 m

Living room 5.39 m X 4.52 m

Dining room 3.14 m X 4.06 m

Kitchen 3.95 m X 3.63 m

Primary Bedroom 3.94 m X 3.7 m

Bedroom 2 3.96 m X 2.72 m

Bedroom 3 2.91 m X 2.93 m

Listing Presented By:



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Rimrock Real Estate



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