



## Sherwood Park Alberta

\$393,500

Welcome to this well-maintained half duplex in Clarkdale Meadows, Sherwood Park. This home offers a functional layout with double attached garage & fully finished basement-ideal for families or investors. Just over 1400 sqft above grade. The main floor features a bright living room with cozy gas Fireplace, plus a spacious kitchen with ample cabinetry & pantry. Durable vinyl plank runs through the main & upper levels--no carpet. Upstairs offers 3 bedrooms, including primary with full ensuite, plus another full bath. The fully finished basement adds a Den, full 4 piece bath, large rec room & laundry w/ extra storage. With 3 total bedrooms plus a den, 3.5 baths & low-maintenance flooring throughout, this home delivers comfort & convenience in a great location close to schools, parks & amenities. (id:6769)

Bonus Room 2.34 m X 2.61 m

Recreation room 4.35 m X 3.64 m

Living room 3.89 m X 3.77 m

Dining room 3.24 m X 4.04 m

Kitchen 3.28 m X 3.13 m

Primary Bedroom 4.73 m X 4.31 m

Bedroom 2 3.86 m X 3.27 m

Bedroom 3 3.08 m X 3.73 m

Listing Presented By:



Originally Listed by:  
RE/MAX Elite

<http://www.ynottony.ca/>

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**RE/MAX Elite Sherwood Park**

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