



Sherwood Park Alberta

\$485,000

Enjoy low-maintenance living with a \$125/month HOA covering lawn care and snow removal. The landscaped yard features perennials, raspberries, and rhubarb. This 1,100 sq ft half-duplex bungalow in quiet Christina Court offers vaulted ceilings and two solar tubes that fill the open living, dining, and kitchen area with natural light. A gas fireplace adds warmth, and abundant cabinetry makes entertaining easy. Main-floor laundry adds convenience. New lamintae flooring. Two bedrooms include a king-sized primary with walk-in closet and 4-pc ensuite. Central A/C keeps you cool. The basement is 75% finished—framed and drywalled for a family room, bedroom, den, and 2-pc bath (vanity ready). With a side entrance and plumbing for a second washer/dryer, it's ideal for a nanny or in-law suite. Insulated double garage, NEW Kitchen appliances included, no age restrictions. (id:6769)

Family room 3.97 m X 4.37 m

Den 2.86 m X 3.89 m

Bonus Room 3 m X 4.77 m

Living room 4.07 m X 4.12 m

Dining room 2.89 m X 3 m

Kitchen 3.06 m X 4.13 m

Primary Bedroom 3.72 m X 4.02 m

Bedroom 2 3.04 m X 3.69 m

Listing Presented By:



Originally Listed by:
RE/MAX Excellence

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

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