

# \$524,900 - 61 Nottingham Road, Sherwood Park

MLS® #E4426501

**\$524,900**

4 Bedroom, 3.00 Bathroom, 1,313 sqft  
Single Family on 0.00 Acres

Nottingham, Sherwood Park, AB

NOTTINGHAM GEM!! This beautifully updated home offers an unbeatable location with plenty of space inside and out! Featuring a rare, heated, 3-car tandem garage, youâ€™ll have all the room you need for vehicles, a workshop, or extra storage for toys. Inside, enjoy a renovated kitchen with newer appliances, perfect for cooking and entertaining. The home has new vinyl plank flooring throughout, adding modern style and durability. With 3+1 bedrooms and 3 bathrooms, thereâ€™s plenty of space for the whole family. Step outside to a large backyard, ideal for relaxing or hosting gatherings. Perfect location, within walking distance to schools, shopping and dining! Donâ€™t miss this incredible opportunity in the sought-after community of Nottingham!

Built in 1989

## Essential Information

MLS® #	E4426501
Price	\$524,900
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,313
Acres	0.00
Year Built	1989



Type	Single Family
Sub-Type	Detached Single Family
Style	4 Level Split
Status	Active

### **Community Information**

Address	61 Nottingham Road
Area	Sherwood Park
Subdivision	Nottingham
City	Sherwood Park
County	ALBERTA
Province	AB
Postal Code	T8A 5L5

### **Amenities**

Amenities	No Animal Home, No Smoking Home, Vaulted Ceiling
Parking	Tandem, Triple Garage Attached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Built-In, Oven-Microwave, Refrigerator, Stove-Countertop Gas, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Partially Finished

### **Exterior**

Exterior	Wood, Brick, Vinyl
Exterior Features	Fenced, Golf Nearby, No Back Lane, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Brick, Vinyl
Foundation	Concrete Perimeter

### **School Information**

Elementary	Brentwood Elementary
Middle	FR Haythorne
High	Bev Facey, Sal Comp

## Additional Information

Date Listed March 20th, 2025

Days on Market 16

Zoning Zone 25

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