

Courtesy Of David K Goodchild Of Royal LePage Prestige Realty

## **\$464,900 - 34 Estates Court, Sherwood Park**

MLS® #E4427963

### **\$464,900**

3 Bedroom, 3.00 Bathroom, 1,247 sqft  
Condo / Townhouse on 0.00 Acres

Estates of Sherwood, Sherwood Park, AB

Welcome to Estates Village, a highly sought after 30+ adult living community! This half-duplex bungalow offers 1,247sqft of living space w/a functional layout. The kitchen features ample cabinetry & counter space, stainless steel appliances & opens to a cozy breakfast nook w/patio door leading to the deck - perfect for relaxing or entertaining while overlooking the spacious, open shared backyard. The main floor offers a welcoming living room w/gas fireplace & formal dining room w/beautiful hardwood floor. Two bedrooms are located on the main level, including the primary suite complete w/a 3pc ensuite. A 4pc main bath & convenient main floor laundry complete this level. The fully finished lower level adds even more living space w/a 3rd bedroom, 3pc bath, separate family room area, & huge storage room. Additional features include an updated furnace & hot water tank, double attached garage, & plenty of additional parking. Enjoy low maintenance living in a quiet, friendly community close to all amenities.

Built in 1998

### **Essential Information**

|        |           |
|--------|-----------|
| MLS® # | E4427963  |
| Price  | \$464,900 |



|                |                   |
|----------------|-------------------|
| Bedrooms       | 3                 |
| Bathrooms      | 3.00              |
| Full Baths     | 3                 |
| Square Footage | 1,247             |
| Acres          | 0.00              |
| Year Built     | 1998              |
| Type           | Condo / Townhouse |
| Sub-Type       | Half Duplex       |
| Style          | Bungalow          |
| Status         | Active            |

### **Community Information**

|             |                     |
|-------------|---------------------|
| Address     | 34 Estates Court    |
| Area        | Sherwood Park       |
| Subdivision | Estates of Sherwood |
| City        | Sherwood Park       |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T8B 1M9             |

### **Amenities**

|           |                        |
|-----------|------------------------|
| Amenities | Deck                   |
| Parking   | Double Garage Attached |

### **Interior**

|                   |                                                                                                                                       |
|-------------------|---------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                      |
| Appliances        | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas                                                                                                             |
| Fireplace         | Yes                                                                                                                                   |
| Fireplaces        | Mantel, Tile Surround, Wall Mount                                                                                                     |
| Stories           | 2                                                                                                                                     |
| Has Basement      | Yes                                                                                                                                   |
| Basement          | Full, Finished                                                                                                                        |

### **Exterior**

|                   |                                   |
|-------------------|-----------------------------------|
| Exterior          | Wood, Brick, Stucco               |
| Exterior Features | Landscaped, Public Transportation |
| Roof              | Asphalt Shingles                  |

|              |                     |
|--------------|---------------------|
| Construction | Wood, Brick, Stucco |
| Foundation   | Concrete Perimeter  |

### **Additional Information**

|             |                  |
|-------------|------------------|
| Date Listed | March 28th, 2025 |
|-------------|------------------|

|                |   |
|----------------|---|
| Days on Market | 8 |
|----------------|---|

|        |         |
|--------|---------|
| Zoning | Zone 25 |
|--------|---------|

|           |       |
|-----------|-------|
| Condo Fee | \$494 |
|-----------|-------|

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Listing information last updated on April 4th, 2025 at 10:02pm MDT