

## **\$399,900 - 395 Summerton Crescent, Sherwood Park**

MLS® #E4434721

**\$399,900**

3 Bedroom, 2.50 Bathroom, 1,254 sqft

Single Family on 0.00 Acres

Summerwood, Sherwood Park, AB

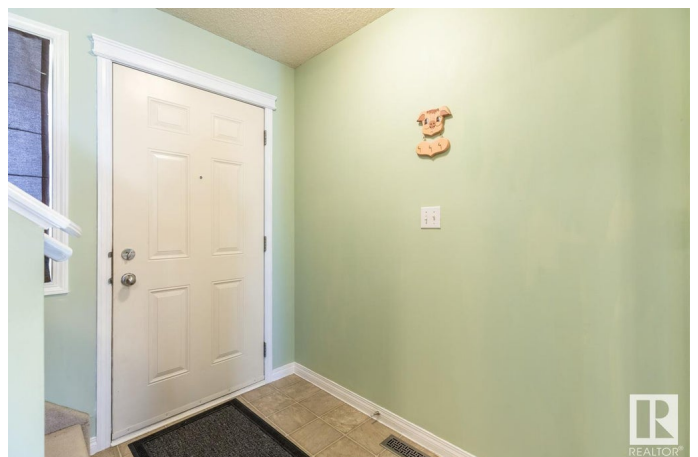
Welcome to this beautifully located half duplex in the desirable community of Summerwood, **BACKING** directly onto scenic walking trails and lush green space. This 3-bedroom, 2.5 bath home offers a bright and functional layout & **NEW ROOF**. You are invited in to a spacious entry that leads to the living room featuring a cozy gas fireplace and a spacious dining area with direct access to a large deck—perfect for enjoying the outdoors. The kitchen offers plenty of cabinets, pantry & peninsula island. A guest bath complements the layout. Moving upstairs you will find a king sized primary suite with walk in closet & 4pc ensuite. 2 more bedrooms are both generous in size & 4pc main bath complete the upper level. The basement is unspoiled & offers great potential for future development. **LOVE** the fenced & landscaped, private yard with deck. Single attached garage! Awesome location, steps away from shopping, schools, park & trails in the family community of Summerwood. This is the perfect place to call home!

Built in 2005

### **Essential Information**

MLS® # E4434721

Price \$399,900



|                |               |
|----------------|---------------|
| Bedrooms       | 3             |
| Bathrooms      | 2.50          |
| Full Baths     | 2             |
| Half Baths     | 1             |
| Square Footage | 1,254         |
| Acres          | 0.00          |
| Year Built     | 2005          |
| Type           | Single Family |
| Sub-Type       | Half Duplex   |
| Style          | 2 Storey      |
| Status         | Active        |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 395 Summerton Crescent |
| Area        | Sherwood Park          |
| Subdivision | Summerwood             |
| City        | Sherwood Park          |
| County      | ALBERTA                |
| Province    | AB                     |
| Postal Code | T8H 2V4                |

### Amenities

|           |                                  |
|-----------|----------------------------------|
| Amenities | Deck, Vinyl Windows, See Remarks |
| Parking   | Single Garage Attached           |

### Interior

|                   |                                                                                                                 |
|-------------------|-----------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                |
| Appliances        | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Oven-Microwave, Refrigerator, Stove-Electric, Washer |
| Heating           | Forced Air-1, Natural Gas                                                                                       |
| Fireplace         | Yes                                                                                                             |
| Fireplaces        | Corner                                                                                                          |
| Stories           | 2                                                                                                               |
| Has Basement      | Yes                                                                                                             |
| Basement          | Full, Unfinished                                                                                                |

### Exterior

|                   |                                                               |
|-------------------|---------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                   |
| Exterior Features | Backs Onto Park/Trees, Fenced, Landscaped, Playground Nearby, |

Private Setting, Public Transportation, Schools, Shopping Nearby, See Remarks

|              |                    |
|--------------|--------------------|
| Roof         | Asphalt Shingles   |
| Construction | Wood, Vinyl        |
| Foundation   | Concrete Perimeter |

### School Information

|            |                  |
|------------|------------------|
| Elementary | DAVIDSON CREEK   |
| Middle     | SHERWOOD HEIGHTS |
| High       | SALISBURY COMP   |

### Additional Information

|                |               |
|----------------|---------------|
| Date Listed    | May 6th, 2025 |
| Days on Market | 7             |
| Zoning         | Zone 25       |

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Listing information last updated on May 14th, 2025 at 6:02am MDT