

\$434,900 - 945 Normandy Lane, Sherwood Park

MLS® #E4436526

\$434,900

4 Bedroom, 3.50 Bathroom, 1,407 sqft

Single Family on 0.00 Acres

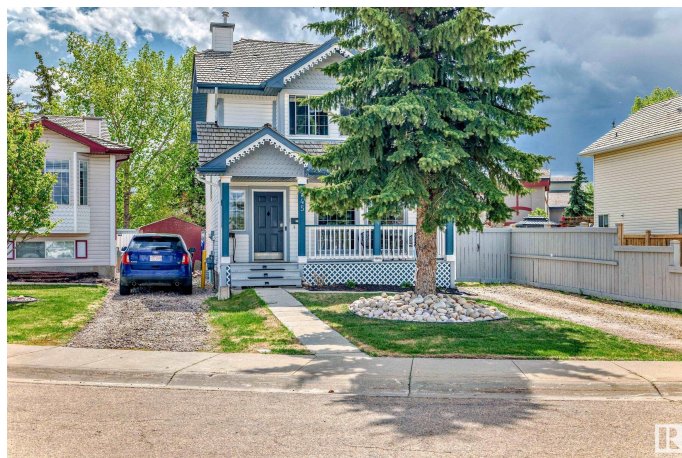
Nottingham, Sherwood Park, AB

Conveniently located in the highly sought after neighborhood of Nottingham is this well maintained 1407 sq ft 2 story home , situated in a family friendly crescent with a park across the street. Featuring a fully finished basement (2018), A/C, large fenced South/East backyard & furnace (2017). Step up onto the full front verandah and into the foyer to view the main floor that includes a front living room with 3 big bright windows, 2 pc bathroom and kitchen/dining space that over looks the back yard. Upstairs is the primary bedroom with new flooring and a full ensuite, 2 other good size bedrooms and main bathroom. The fully finished basements hosts a huge rec room, 3 pc bathroom and 4th bedroom big enough to split into 2 if needed.

Built in 1996

Essential Information

| | |
|----------------|-----------|
| MLS® # | E4436526 |
| Price | \$434,900 |
| Bedrooms | 4 |
| Bathrooms | 3.50 |
| Full Baths | 3 |
| Half Baths | 1 |
| Square Footage | 1,407 |
| Acres | 0.00 |



| | |
|------------|------------------------|
| Year Built | 1996 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-------------------|
| Address | 945 Normandy Lane |
| Area | Sherwood Park |
| Subdivision | Nottingham |
| City | Sherwood Park |
| County | ALBERTA |
| Province | AB |
| Postal Code | T8A 5X7 |

Amenities

| | |
|-----------|---|
| Amenities | Off Street Parking, Air Conditioner, Deck, Detectors Smoke, Patio, R.V. Storage |
| Parking | 2 Outdoor Stalls, No Garage |

Interior

| | |
|-------------------|---|
| Interior Features | ensuite bathroom |
| Appliances | Dishwasher-Built-In, Dryer, Freezer, Microwave Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Washer, Window Coverings |
| Heating | Forced Air-1, Natural Gas |
| Stories | 3 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|---|
| Exterior | Wood, Vinyl |
| Exterior Features | Fenced, Landscaped, Public Transportation, Schools, Shopping Nearby |
| Roof | Pine Shakes |
| Construction | Wood, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|----------------|
| Date Listed | May 14th, 2025 |
| Days on Market | 18 |

Zoning

Zone 25

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Listing information last updated on June 1st, 2025 at 9:02am MDT