

# **\$375,000 - 109 41 Summerwood Boulevard, Sherwood Park**

MLS® #E4438148

**\$375,000**

4 Bedroom, 3.50 Bathroom, 1,320 sqft

Condo / Townhouse on 0.00 Acres

Summerwood, Sherwood Park, AB

RARE opportunity for a 4 bedroom, 4 bathroom, stand alone townhouse (only connected by the garage- NO party wall with another unit). The condo fees include snow removal of the driveway & common areas. The main floor has a living room, 2 piece bath, kitchen with a large pantry, dining room & access to the double attached garage & patio doors to the deck. Upstairs has a large primary bedroom with a 3 piece ensuite & a walk in closet. There are two more bedrooms a 4 piece bathroom & laundry to complete this floor. The basement has recreational space, storage room, a 4th bedroom with a 3 piece ensuite & walk in closet. Location is very close to the visitor parking. Located in Creekside Village close to schools, shopping centres & recreational facilities. This condo is the perfect for those seeking convenient living!

Built in 2009

## **Essential Information**

MLS® #	E4438148
Price	\$375,000
Bedrooms	4
Bathrooms	3.50
Full Baths	3



Half Baths	1
Square Footage	1,320
Acres	0.00
Year Built	2009
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	2 Storey
Status	Active

### **Community Information**

Address	109 41 Summerwood Boulevard
Area	Sherwood Park
Subdivision	Summerwood
City	Sherwood Park
County	ALBERTA
Province	AB
Postal Code	T8H 0C3

### **Amenities**

Amenities	Deck, Detectors Smoke, No Animal Home, No Smoking Home, Parking-Visitor, See Remarks
Parking Spaces	4
Parking	Double Garage Attached

### **Interior**

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

### **Exterior**

Exterior	Wood, Brick, Vinyl
Exterior Features	Cul-De-Sac, Landscaped, Paved Lane, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Brick, Vinyl

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      May 23rd, 2025  
Days on Market                9  
Zoning                              Zone 25  
Condo Fee                        \$330

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