

Courtesy Of Nicole J Mazurak Of 2% Realty Edge AB

# \$449,000 - 4272 Summerland Drive, Sherwood Park

MLS® #E4433956

**\$449,000**

3 Bedroom, 2.50 Bathroom, 1,242 sqft  
Single Family on 0.00 Acres

Summerwood, Sherwood Park, AB

Welcome home to the stunning Summerwood community, one of the most desirable neighborhoods in Sherwood Park. This beautiful 2-storey home, built by Pacesetter, offers exceptional value in a prime location. The open-concept main floor has been freshly painted and is filled with natural light and features a spacious living and dining area, plus a functional kitchen with stainless steel appliances, extra storage, and a large island perfect for entertaining. Upstairs you'll find three bedrooms, including a primary suite with a 3-piece ensuite, plus an additional 4-piece bathroom. The basement is unfinished and ready for your personal touch. Enjoy central air, a brand new hot water tank (2024), and a fully landscaped backyard with a large deck that is ready for your summer relaxing! Close to walking trails, shopping, and transit, this one checks all the boxes—just move in and enjoy!

Built in 2013

## Essential Information

MLS® #	E4433956
Price	\$449,000
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1



Square Footage	1,242
Acres	0.00
Year Built	2013
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### **Community Information**

Address	4272 Summerland Drive
Area	Sherwood Park
Subdivision	Summerwood
City	Sherwood Park
County	ALBERTA
Province	AB
Postal Code	T8H 0R2

### **Amenities**

Amenities	See Remarks
Parking	Double Garage Detached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### **Exterior**

Exterior	Wood, Vinyl
Exterior Features	Fenced, Flat Site, Landscaped
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed May 2nd, 2025

Days on Market 5

Zoning Zone 25

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