

## **\$614,500 - 108 Carmel Road, Sherwood Park**

MLS® #E4439930

### **\$614,500**

4 Bedroom, 3.50 Bathroom, 2,061 sqft

Single Family on 0.00 Acres

Craigavon, Sherwood Park, AB

Here it is! This 2,061 2-Storey is in a quiet cul-de-sac & located in the heart of Craigavon. Lovingly cared-for, this 4 Bedrms/3.5 Bathrm gem has a Fully Finished Basement & Oversized, Double Attached Garage. This is the perfect family home! Recent UPGRADES include: Newer Shingles; Some Newer Triple-Pane Windows; Granite Countertops; Hardwood (2019); Composite Deck w. Aluminum Railing (2021), AC/Hi-Eff Furnace (2017). The Main floor boasts vaulted ceilings & Hardwood (2019) in the spacious Living om & separate Dining Rm. The functional Kitchen has plenty of cabinets & Granite Countertops & newer S/S Stove/Dishwasher. The Breakfast Nook leads to the cozy Family Rm featuring a brick-facing Fireplace. A Patio door also takes you out to the large Deck overlooking the private, beautifully landscaped & fenced, South-facing yard. Laundry & a 1/2 bath complete this level. The Upper floor has 3 Bedrms incl. a large Primary Bedrm c/w a W/I Closet & Full Ensuite. The Bsmt has a Rec Rm; Bathrm; Bedrm & storage.

Built in 1989

### **Essential Information**

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Price \$614,500



Bedrooms	4
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	2,061
Acres	0.00
Year Built	1989
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	108 Carmel Road
Area	Sherwood Park
Subdivision	Craigavon
City	Sherwood Park
County	ALBERTA
Province	AB
Postal Code	T8A 5B5

### Amenities

Amenities	Deck, Vaulted Ceiling
Parking Spaces	4
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Portable, Dryer, Garage Control, Garage Opener, Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Vacuum System Attachments, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplaces	Brick Facing
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Vinyl
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Exterior Features	Cul-De-Sac, Fenced, Fruit Trees/Shrubs, Landscaped, Park/Reserve, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	June 2nd, 2025
Days on Market	15
Zoning	Zone 25

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Listing information last updated on June 17th, 2025 at 8:32am MDT