# \$524,900 - 30 Cascade Crescent, Sherwood Park

MLS® #E4453237

#### \$524.900

3 Bedroom, 3.00 Bathroom, 1,636 sqft Single Family on 0.00 Acres

Lakeland Ridge, Sherwood Park, AB

Lakeland Ridge Beauty! This custom-built Hallmark home is a perfect blend of warmth, space, and functionality. Step into a bright foyer that opens to a spacious eat-in kitchen with a central island, all in neutral tones. The open-concept main floor features a cozy corner gas fireplace and patio doors leading to a massive tiered deckâ€"ideal for entertaining. The fenced, landscaped yard backs onto a walking path for added privacy. Upstairs offers 3 bedrooms, including a generous primary suite with a walk-in closet, ensuite with jetted tub, and separate shower. Enjoy the convenience of main-floor laundry. The finished basement boasts a wet bar, 2-piece bath (with rough-in for shower), and sound wiring. Double attached heated garage plus an extra-long driveway complete this exceptional family home.



#### **Essential Information**

MLS® # E4453237 Price \$524,900

Bedrooms 3

Bathrooms 3.00

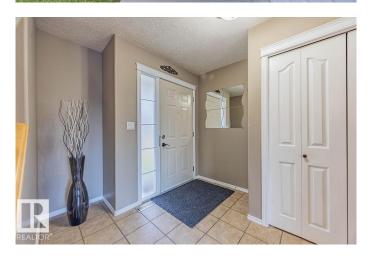
Full Baths 2

Half Baths 2

Square Footage 1,636







Acres 0.00 Year Built 2005

Type Single Family

Sub-Type Detached Single Family

Style 2 Storey
Status Active

## **Community Information**

Address 30 Cascade Crescent

Area Sherwood Park
Subdivision Lakeland Ridge
City Sherwood Park

County ALBERTA

Province AB

Postal Code T8H 2S7

#### **Amenities**

Amenities Deck, Wet Bar

Parking Spaces 4

Parking Double Garage Attached, Heated

#### Interior

Interior Features ensuite bathroom

Appliances Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator,

Stove-Countertop Electric, Washer

Heating Forced Air-1, Natural Gas

Fireplace Yes

Fireplaces Corner

Stories 3

Has Basement Yes

Basement Full, Finished

#### **Exterior**

Exterior Wood, Brick, Vinyl

Exterior Features Backs Onto Park/Trees, Landscaped, Park/Reserve, Playground

Nearby, Schools, Shopping Nearby

Roof Asphalt Shingles
Construction Wood, Brick, Vinyl
Foundation Concrete Perimeter

### **Additional Information**

Date Listed August 15th, 2025

Days on Market 62

Zoning Zone 25

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