

## \$699,900 - 64 Meadowview Point(e), Sherwood Park

MLS® #E4432728

**\$699,900**

3 Bedroom, 3.00 Bathroom, 1,429 sqft

Single Family on 0.00 Acres

Clarkdale Meadows, Sherwood Park, AB

Welcome to this Captivating Hillside Bungalow, beautifully located on a pie-shaped lot next to the serene "Peter's Pond." This prime spot offers recreational opportunities with pickleball, tennis, volleyball courts, and numerous parks and trails within the vibrant Clarkdale Meadows. Enjoy central A/C for warm summer days and a durable metal roof with over 35 years of warranty remaining. Inside, the main floor features a bright den/office, hardwood flooring, and an open-concept design. The kitchen has white cabinets, a spacious corner pantry, and modern appliances, including a newer fridge (2018) and dishwasher (2021). Relax on the Duradeck patio off the dining area or by the gas fireplace in the living room. The primary suite includes a 4-piece ensuite and walk-in closet, while the finished walkout basement offers loads of space with a second gas fireplace, a 3rd bedroom, and a landscaped backyard with a firepit and hot tub pad. Upgrades incl; Paint (Main) lighting, and some flooring. A true gem!

Built in 2002

### Essential Information

MLS® # E4432728

Price \$699,900



Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,429
Acres	0.00
Year Built	2002
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	64 Meadowview Point(e)
Area	Sherwood Park
Subdivision	Clarkdale Meadows
City	Sherwood Park
County	ALBERTA
Province	AB
Postal Code	T8H 2E8

### Amenities

Amenities	Air Conditioner, Deck, Detectors Smoke, Exterior Walls- 2"x6", Fire Pit, No Animal Home, No Smoking Home, Vinyl Windows, Walkout Basement
Parking	Double Garage Attached

### Interior

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

### Exterior

Exterior	Wood, Brick, Vinyl
Exterior Features	Backs Onto Park/Trees, Cul-De-Sac, Fenced, Hillside, Landscaped, No Back Lane, No Through Road, Picnic Area, Playground Nearby, Public

Transportation, Schools, Shopping Nearby

Roof

Metal

Construction

Wood, Brick, Vinyl

Foundation

Concrete Perimeter

### **Additional Information**

Date Listed

April 25th, 2025

Days on Market

9

Zoning

Zone 25

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on May 3rd, 2025 at 11:32pm MDT