

## \$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

7

Zoning

Zone 25

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Listing information last updated on May 2nd, 2025 at 11:18am MDT