

## \$549,900 - 916 Normandy Drive, Sherwood Park

MLS® #E4452088

**\$549,900**

4 Bedroom, 3.50 Bathroom, 1,444 sqft

Single Family on 0.00 Acres

Nottingham, Sherwood Park, AB

This beautifully updated home is move-in ready and full of thoughtful upgrades. Enjoy engineered hardwood flooring throughout, complemented by new baseboards and stylish lighting. The spacious kitchen features white cabinetry, brand-new countertops and backsplash, a stunning white farmhouse sink, and newer stainless steel appliances. The living room offers a modern feature wall for your TV, while the main floor bath doubles as a convenient laundry room. The primary bedroom includes a charming feature wall, room for a king-sized bed, and a 3-piece ensuite. Two additional bedrooms are generously sized with no wasted space. The fully finished basement offers a luxurious bathroom with heated floors, a fourth bedroom, and a flex space. Step through the patio doors to a huge custom deck and private yard with a large shed. Enjoy the heated double attached garage. Ideally located across from a park and close to schools and shopping—this home truly has it all!

Built in 1999

### Essential Information

MLS® # E4452088

Price \$549,900

Bedrooms 4



Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,444
Acres	0.00
Year Built	1999
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	916 Normandy Drive
Area	Sherwood Park
Subdivision	Nottingham
City	Sherwood Park
County	ALBERTA
Province	AB
Postal Code	T8A 5V2

### Amenities

Amenities	Closet Organizers, Deck, Detectors Smoke, Smart/Program. Thermostat
Parking Spaces	4
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Refrigerator, Stove-Gas, Washer
Heating	Forced Air-1, Natural Gas
Fireplaces	Mantel
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Fenced, Flat Site, Landscaped, Low Maintenance Landscape, Picnic Area, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, Ski Hill Nearby

Roof	Cedar Shakes
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	August 8th, 2025
Days on Market	2
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 August 10th, 2025 at 4:02pm MDT