

# **\$489,900 - 57 Garnet Crescent, Sherwood Park**

MLS® #E4451657

**\$489,900**

4 Bedroom, 2.50 Bathroom, 1,295 sqft

Single Family on 0.00 Acres

Glen Allan, Sherwood Park, AB

Beautifully UPDATED bungalow backing Greengrove Park in the mature, sought-after community of Glen Allan, featuring 4 bedrooms, 2.5 baths. You™re welcomed into a bright, spacious layout with luxury vinyl plank flooring throughout & vaulted ceilings in the family-sized living and dining room. The NEW (2022) kitchen offers plenty of cabinetry, S/S Appliances and overlooks the backyard. The king-sized primary suite includes a NEW ensuite, while two more generous bedrooms and a refreshed 4pc bath complete the main level. The fully finished basement features a large rec room, flex space, 4th bedroom, 3pc bath, and ample storage. UPGRADES include ROOF, HWT, FURNACE & WINDOWS. You™ll love the fenced, beautifully landscaped yard with a patio, mature trees, and peaceful park views. Just steps to schools, trails, parks, and Sherwood Park Mall. This is Home Sweet Home in a fabulous location!

Built in 1972

## **Essential Information**

|           |           |
|-----------|-----------|
| MLS® #    | E4451657  |
| Price     | \$489,900 |
| Bedrooms  | 4         |
| Bathrooms | 2.50      |



|                |                        |
|----------------|------------------------|
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 1,295                  |
| Acres          | 0.00                   |
| Year Built     | 1972                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | Bungalow               |
| Status         | Active                 |

### Community Information

|             |                    |
|-------------|--------------------|
| Address     | 57 Garnet Crescent |
| Area        | Sherwood Park      |
| Subdivision | Glen Allan         |
| City        | Sherwood Park      |
| County      | ALBERTA            |
| Province    | AB                 |
| Postal Code | T8A 2S1            |

### Amenities

|           |                    |
|-----------|--------------------|
| Amenities | Patio, See Remarks |
| Parking   | Front Drive Access |

### Interior

|                   |                                                                                                                                                                     |
|-------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                                    |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Hood Fan, Oven-Microwave, Refrigerator, Storage Shed, Stove-Electric, Washer, Window Coverings, TV Wall Mount |
| Heating           | Forced Air-1, Natural Gas                                                                                                                                           |
| Stories           | 2                                                                                                                                                                   |
| Has Basement      | Yes                                                                                                                                                                 |
| Basement          | Full, Finished                                                                                                                                                      |

### Exterior

|                   |                                                                                                                            |
|-------------------|----------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                                                                                |
| Exterior Features | Backs Onto Park/Trees, Fenced, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks |
| Roof              | Asphalt Shingles                                                                                                           |
| Construction      | Wood, Vinyl                                                                                                                |

Foundation                Concrete Perimeter

**School Information**

Elementary                GLEN ALLAN  
Middle                      CLOVER BAR JR  
High                         SALISBURY COMP

**Additional Information**

Date Listed                August 7th, 2025  
Days on Market        5  
Zoning                      Zone 25

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