

\$734,900 - 319 Canter Wynd, Sherwood Park

MLS® #E4419487

\$734,900

4 Bedroom, 2.50 Bathroom, 2,355 sqft
Single Family on 0.00 Acres

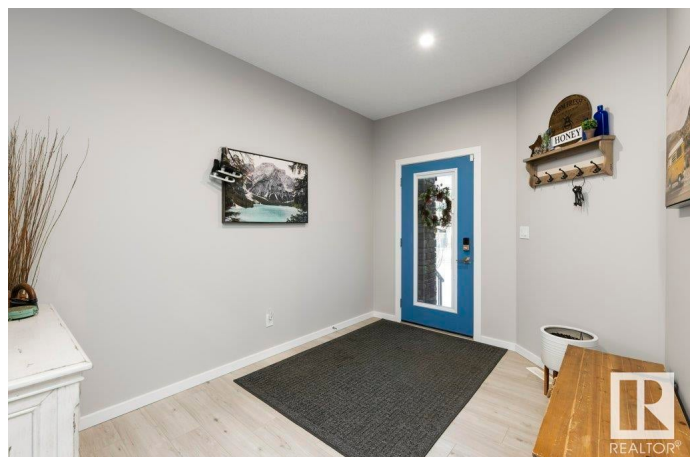
Cambrian, Sherwood Park, AB

Welcome home! This nearly new 2-story home with a SIDE ENTRANCE offers everything you're looking for with style, function, and value over a brand-new build! Meticulously maintained and upgraded, it features completed LANDSCAPING and FULLY FENCED - a \$20,000 value and completed to the strict architectural community guidelines. Also included is a partially finished basement with 9-FT CEILINGS, a rec area, framed area for a full bath and a bedroom. Inside, enjoy a thoughtfully designed layout with 3 spacious bedrooms upstairs, including a luxurious primary suite with a 5-pc ensuite, bonus room, 4-pc bath, and convenient upstairs laundry. The main floor features a chef's kitchen with a walk-through pantry, a large dining area flowing into the living room with a feature fireplace, and a spacious boot room with a walk-through closet. The garage offers high ceilings for extra storage. Move in without the wait, hassle, or added costs of building - this home is ready to impress!

Built in 2023

Essential Information

MLS® #	E4419487
Price	\$734,900
Bedrooms	4



Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	2,355
Acres	0.00
Year Built	2023
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	319 Canter Wynd
Area	Sherwood Park
Subdivision	Cambrian
City	Sherwood Park
County	ALBERTA
Province	AB
Postal Code	T8H 2Z6

Amenities

Amenities	Ceiling 9 ft., Deck, Hot Water Natural Gas, No Smoking Home, Smart/Program. Thermostat, Vinyl Windows, HRV System, 9 ft. Basement Ceiling
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Mantel
Stories	2
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior	Wood, Vinyl
----------	-------------

Exterior Features	Fenced, Flat Site, Landscaped, No Back Lane, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	January 28th, 2025
Days on Market	43
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 March 12th, 2025 at 7:02pm MDT