

\$234,400 - 406 42 Summerwood Boulevard, Sherwood Park

MLS® #E4420018

\$234,400

2 Bedroom, 1.00 Bathroom, 771 sqft
Condo / Townhouse on 0.00 Acres

Summerwood, Sherwood Park, AB

TOP-FLOOR, WEST-FACING, and MOVE-IN READY—this TWO-BEDROOM unit in sought after Summerwood is a great opportunity for homeowners and investors alike. The open-concept layout features a well-equipped kitchen with upgraded stainless steel appliances, and plenty of counter space. The bright living area leads to a private balcony with a GAS HOOKUP. Bedrooms on opposite sides offer privacy for guests, roommates, or a home office. TITLED UNDERGROUND HEATED PARKING that fits most trucks, and there's ample storage with entry and hallway closets plus in-suite laundry. Summerwood offers parks, trails, and wetlands while keeping you close to shopping, restaurants, and major routes like Yellowhead and Anthony Henday. Whether you're looking for a home or a smart investment, this one checks all the boxes.

Built in 2007

Essential Information

MLS® #	E4420018
Price	\$234,400
Bedrooms	2
Bathrooms	1.00



Full Baths	1
Square Footage	771
Acres	0.00
Year Built	2007
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

Community Information

Address	406 42 Summerwood Boulevard
Area	Sherwood Park
Subdivision	Summerwood
City	Sherwood Park
County	ALBERTA
Province	AB
Postal Code	T8H 0C3

Amenities

Amenities	Intercom, No Animal Home, No Smoking Home, Parking-Visitor, Secured Parking, Security Door, Storage-In-Suite, See Remarks
Parking Spaces	1
Parking	Heated, Underground, See Remarks

Interior

Appliances	Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric
Heating	Baseboard, Natural Gas
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

Exterior

Exterior	Wood, Vinyl
Exterior Features	Fruit Trees/Shrubs, Landscaped, Park/Reserve, Picnic Area, Playground Nearby, Public Transportation, Schools, Shopping Nearby, Stream/Pond, See Remarks
Roof	Asphalt Shingles

Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	February 1st, 2025
Days on Market	101
Zoning	Zone 25
Condo Fee	\$315



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 13th, 2025 at 10:02am MDT