

\$450,000 - 55 50 Ebony Boulevard, Sherwood Park

MLS® #E4440544

\$450,000

3 Bedroom, 2.50 Bathroom, 1,404 sqft

Condo / Townhouse on 0.00 Acres

Emerald Hills, Sherwood Park, AB

LIKE NEW! With super low condo fees, this Bright open townhouse lets you enjoy the carefree condo lifestyle while preserving the house like feel! Step inside and you are greeted with soaring 18 ft ceilings and an open concept. Wide plank vinyl flooring leads you into the space. The kitchen boasts quartz countertops, high end stainless appliances, including a dual oven, a walk-in pantry and easy clean floor to ceiling cabinetry. Enjoy your summertime BBQ on the balcony with gas hookup. Upstairs you'll find the primary bedroom with a walk-in closet and 4pc ensuite bath. 2 more good sized bedrooms, and a 3rd bathroom are on this level with a convenient laundry room with dual washer for large and small loads!. Triple pane windows throughout. Double attached garage large enough for a full size pickup, partial basement with additional storage & flex space, HRV for energy efficiency & air filtration, close to walking trails and all the amenities at Emerald Hills shopping center! Don't delay, a must see home!

Built in 2021

Essential Information

MLS® # E4440544

Price \$450,000

Bedrooms 3



Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,404
Acres	0.00
Year Built	2021
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	2 Storey
Status	Active

Community Information

Address	55 50 Ebony Boulevard
Area	Sherwood Park
Subdivision	Emerald Hills
City	Sherwood Park
County	ALBERTA
Province	AB
Postal Code	T8H 2X4

Amenities

Amenities	Hot Water Natural Gas
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Partial, Partially Finished

Exterior

Exterior	Wood, Brick, Vinyl
Exterior Features	Landscaped, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Brick, Vinyl

Foundation Concrete Perimeter

Additional Information

Date Listed June 5th, 2025
Days on Market 6
Zoning Zone 25
Condo Fee \$225

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