

## \$284,900 - 12 10 Cranberry Drive, Sherwood Park

MLS® #E4458166

**\$284,900**

3 Bedroom, 1.50 Bathroom, 1,289 sqft  
Condo / Townhouse on 0.00 Acres

Davidson Creek, Sherwood Park, AB

Completely TURN KEY and ready for new owners! This 1250 sq ft townhome has been well maintained and freshened up with a 17,000 professional renovation job including brand new professional paint job, brand new baseboards and trim, stylish new black hardware and some new vinyl plank for the new owners. The main floor features eat in kitchen with updated appliances, main floor laundry, a large living room and a 2 pce bath. The upper level features 3 bedrooms and a 4 pce bathroom. The FULLY FINISHED basement provides a secondary living area, perfect for a rec room, play room or hobby area. Other things worth mentioning are the newer hot water tank, NO POLY B pipes and two energized parking stalls are right out your front door. Walking distance to K-9 school, close to all amenities and low condo fees of 323.35 make this the perfect place to call your next home sweet home!

Built in 1997

### Essential Information

|            |           |
|------------|-----------|
| MLS® #     | E4458166  |
| Price      | \$284,900 |
| Bedrooms   | 3         |
| Bathrooms  | 1.50      |
| Full Baths | 1         |



|                |                   |
|----------------|-------------------|
| Half Baths     | 1                 |
| Square Footage | 1,289             |
| Acres          | 0.00              |
| Year Built     | 1997              |
| Type           | Condo / Townhouse |
| Sub-Type       | Townhouse         |
| Style          | 2 Storey          |
| Status         | Active            |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 12 10 Cranberry Drive |
| Area        | Sherwood Park         |
| Subdivision | Davidson Creek        |
| City        | Sherwood Park         |
| County      | ALBERTA               |
| Province    | AB                    |
| Postal Code | T8H 2A1               |

### Amenities

|           |                  |
|-----------|------------------|
| Amenities | See Remarks      |
| Parking   | 2 Outdoor Stalls |

### Interior

|              |                                                                  |
|--------------|------------------------------------------------------------------|
| Appliances   | Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer |
| Heating      | Forced Air-1, Natural Gas                                        |
| Stories      | 3                                                                |
| Has Basement | Yes                                                              |
| Basement     | Full, Finished                                                   |

### Exterior

|                   |                                                                          |
|-------------------|--------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                              |
| Exterior Features | Landscaped, Public Transportation, Schools, Shopping Nearby, See Remarks |
| Roof              | Asphalt Shingles                                                         |
| Construction      | Wood, Vinyl                                                              |
| Foundation        | Concrete Perimeter                                                       |

### Additional Information

|             |                      |
|-------------|----------------------|
| Date Listed | September 17th, 2025 |
|-------------|----------------------|

Days on Market     3  
Zoning                Zone 25  
Condo Fee           \$323

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