

\$499,900 - 42 Ambleside Way, Sherwood Park

MLS® #E4434973

\$499,900

3 Bedroom, 2.50 Bathroom, 1,637 sqft

Single Family on 0.00 Acres

Aspen Trails, Sherwood Park, AB

FANTASTIC Location! Across the street from entrance to Ambleside Park & Walking Trails! Beautifully maintained and affordable 1/2 Duplex with endless upgrades, including: luxury vinyl plank flooring, interior paint, stainless steel appliances with induction stove & microwave hoodfan, quartz countertops, tall kitchen cabinets with special rack for cookie sheets, large kitchen sink for those big pots, ceramic tile, extra insulation, A/C, Heated Garage, Vacuum System, Artificial Turf, Water Softener and HUGE BONUS of a Double Garage (not single)!! Don't miss the Large ensuite Shower. AND... No Condo Fees! The list goes on. This is a 10/10 Winner! Move right in and enjoy Summer, the great sized Deck and the Park & Trail System!

Built in 2018

Essential Information

MLS® #	E4434973
Price	\$499,900
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,637
Acres	0.00



Year Built	2018
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

Community Information

Address	42 Ambleside Way
Area	Sherwood Park
Subdivision	Aspen Trails
City	Sherwood Park
County	ALBERTA
Province	AB
Postal Code	T8H 0G4

Amenities

Amenities	Air Conditioner, Deck, Detectors Smoke, Hot Water Natural Gas, Insulation-Upgraded, Vinyl Windows, Natural Gas BBQ Hookup
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Garburator, Microwave Hood Fan, Refrigerator, Stove-Electric, Vacuum Systems, Washer, Water Softener, Window Coverings, Garage Heater
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Fenced, Flat Site, Low Maintenance Landscape, Park/Reserve, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed May 7th, 2025

Days on Market 2

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 May 9th, 2025 at 4:03pm MDT