

## \$425,000 - 70 Georgian Way, Sherwood Park

MLS® #E4430380

**\$425,000**

5 Bedroom, 2.50 Bathroom, 1,172 sqft

Single Family on 0.00 Acres

Glen Allan, Sherwood Park, AB

Centrally located! Within walking distance to several schools, various parks, and Sherwood Park Mall. The property features 3+2 bedrooms, 2.5 baths, a single detached garage (15'x20'), a large deck, and a spacious private yard. Nicely renovated over the years, the updates include New Paint (2024), some New Lighting and Flooring (2024), New Dishwasher (2022), Windows (2020), , Eaves & Soffits (2020), New Hot Water Tank (2020), House Shingles (2019), New Motherboard in Furnace (2019), Basement Renovation (2019), Washer and Dryer (2015), Garage Shingles (2014), and concrete step (2014). The property will be professionally cleaned for possession.

Built in 1972

### Essential Information

MLS® #	E4430380
Price	\$425,000
Bedrooms	5
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,172
Acres	0.00
Year Built	1972



Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	70 Georgian Way
Area	Sherwood Park
Subdivision	Glen Allan
City	Sherwood Park
County	ALBERTA
Province	AB
Postal Code	T8A 2V4

### Amenities

Amenities	Deck, R.V. Storage
Parking	Over Sized, Single Garage Detached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher - Energy Star, Oven-Microwave, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Masonry, See Remarks
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Brick, Stucco, Vinyl
Exterior Features	Fenced, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Brick, Stucco, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed	April 11th, 2025
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Days on Market 16

Zoning Zone 25

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Listing information last updated on April 27th, 2025 at 11:02am MDT