

Courtesy Of Amrinder Sahota Of Initia Real Estate

## \$499,999 - 299 Savoy Crescent, Sherwood Park

MLS® #E4437325

**\$499,999**

3 Bedroom, 2.50 Bathroom, 1,638 sqft

Single Family on 0.00 Acres

Summerwood, Sherwood Park, AB

Welcome to your new home in the highly desirable community of Summerwood in Sherwood Park! This Well Maintained 3-bedroom duplex offers the perfect blend of comfort, functionality, and location. Property Features: 1637 Sqft, 3 Spacious Bedrooms & 2.5 Bathrooms Convenient layout with a powder room on the main floor and two full baths upstairs. Double Front Attached Garage, Open-Concept Main Floor Bright and airy living space featuring a cozy open to below living room, dining area, and a well-equipped kitchen with ample cabinetry and countertop space. Modern Finishes, upstairs bonus room, private backyard Perfect for entertaining, gardening, or relaxing outdoors. Nestled in Lakeland Village, a family-friendly neighbourhood known for its parks, walking trails, and close-knit community feel. Close to schools, shopping, dining, and major highways. Easy access to major roadways for commuting throughout Sherwood Park and into Edmonton.

Built in 2023

### Essential Information

MLS® #	E4437325
Price	\$499,999
Bedrooms	3
Bathrooms	2.50



Full Baths	2
Half Baths	1
Square Footage	1,638
Acres	0.00
Year Built	2023
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

### Community Information

Address	299 Savoy Crescent
Area	Sherwood Park
Subdivision	Summerwood
City	Sherwood Park
County	ALBERTA
Province	AB
Postal Code	T8H 2Y4

### Amenities

Amenities	Ceiling 9 ft.
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Garage Control, Garage Opener
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Insert
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed            May 19th, 2025  
Days on Market       2  
Zoning                 Zone 25

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Listing information last updated on May 21st, 2025 at 10:32am MDT