

## \$648,000 - 145 Sumac Lane, Sherwood Park

MLS® #E4438275

**\$648,000**

4 Bedroom, 3.50 Bathroom, 1,689 sqft

Single Family on 0.00 Acres

Summerwood, Sherwood Park, AB

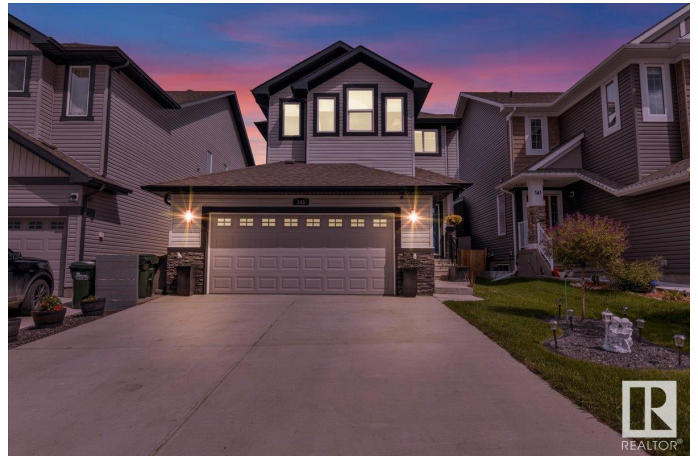
**DESIGNED WITH PURPOSE!** This **STUNNING**, better-than-new home, is **READY** for a new family to love it! Situated on a quiet street in esteemed Summerwood, this home is **LOADED** with extras. Upon entering, you'll appreciate the modern design, attention to detail & luxurious touches. The **SLEEK** kitchen is a chef's dream w/ **HIGH-END APPLIANCES** & a massive walk-through pantry. The spacious living & dining area leads into your backyard **OASIS**, completed with full landscaping, garden boxes, greenhouse & **MASSIVE COVERED DECK**. Upstairs you will find a spacious owner's suite, flooded with natural light & steeped in comfort. Step into your spa-inspired 5-pc ensuite & enjoy comfort at every turn! There's also a handy flex space which can be used as an office or TV room. Downstairs is partially finished w/ endless storage, an additional bathroom & bedroom. Enjoy the comfort of a **HEATED** double garage w/ epoxy floors & a handy mezzanine for storage. With schools, shopping & parks nearby, you won't have to go far to enjoy life!

Built in 2021

### Essential Information

MLS® # E4438275

Price \$648,000



|                |                        |
|----------------|------------------------|
| Bedrooms       | 4                      |
| Bathrooms      | 3.50                   |
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 1,689                  |
| Acres          | 0.00                   |
| Year Built     | 2021                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                |
|-------------|----------------|
| Address     | 145 Sumac Lane |
| Area        | Sherwood Park  |
| Subdivision | Summerwood     |
| City        | Sherwood Park  |
| County      | ALBERTA        |
| Province    | AB             |
| Postal Code | T8H 1Z9        |

### Amenities

|           |                                |
|-----------|--------------------------------|
| Amenities | Deck, No Smoking Home          |
| Parking   | Double Garage Attached, Heated |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | ensuite bathroom  |
| Appliances        | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric, Washer, Window Coverings, See Remarks, Garage Heater |
| Heating           | Forced Air-1, Natural Gas   |
| Stories           | 3   |
| Has Basement      | Yes   |
| Basement          | Full, Partially Finished  |

### Exterior

|                   |   |
|-------------------|---|
| Exterior          | Wood, Vinyl   |
| Exterior Features | Fenced, Flat Site, Fruit Trees/Shrubs, Golf Nearby, Landscaped, No Back Lane, Private Setting, Schools, Shopping Nearby |

|              |                    |
|--------------|--------------------|
| Roof         | Asphalt Shingles   |
| Construction | Wood, Vinyl        |
| Foundation   | Concrete Perimeter |

### **School Information**

|            |                  |
|------------|------------------|
| Elementary | MILLS HAVEN      |
| Middle     | SHERWOOD HEIGHTS |
| High       | SALISBURY        |

### **Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | May 23rd, 2025 |
| Days on Market | 12             |
| Zoning         | Zone 25        |

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Listing information last updated on June 4th, 2025 at 12:33pm MDT