

## **\$799,900 - 416 Forrest Drive, Sherwood Park**

MLS® #E4454753

**\$799,900**

4 Bedroom, 3.50 Bathroom, 1,768 sqft

Single Family on 0.00 Acres

Forrest Greens, Sherwood Park, AB

Prime Location Backing SAP! Beautiful 1700 sqft 4-bedroom fully finished walkout bungalow with bonus area over garage. Recent renovations plus A/C, smart thermostat & high-efficiency upgrades. Open concept main floor with luxury vinyl plank and vaulted ceilings, den & stunning renovated kitchen. Double-sided gas fireplace with custom TV unit warms both the living room & renovated primary suite, featuring a deluxe 5-pce ensuite & large walk-in closet. Main floor laundry room with plenty of cupboard space and quartz countertop. Bonus area offers 2 bedrooms & renovated 4-pce bath. Walkout basement includes 4th bedroom, 4-pce bath, wet/snack bar, media room & huge rec room with access to patio, hot tub & landscaped yard. Back gate opens to Strathcona Athletic Park for skating, soccer, football, baseball, plus a short walk to Bev Facey High or F.R. Haythorne Jr High. Large low maintenance deck with gas BBQ hookup. Double attached garage with Epoxy floor. This home truly has it all and is move in ready!

Built in 2003

### **Essential Information**

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Price \$799,900





Bedrooms	4
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,768
Acres	0.00
Year Built	2003
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	416 Forrest Drive
Area	Sherwood Park
Subdivision	Forrest Greens
City	Sherwood Park
County	ALBERTA
Province	AB
Postal Code	T8A 6L2

### Amenities

Amenities	Air Conditioner, Closet Organizers, Deck, Exterior Walls- 2"x6", Front Porch, Hot Tub, No Smoking Home, Patio, Smart/Program. Thermostat, Vaulted Ceiling, Vinyl Windows, Wet Bar, 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, Microwave Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric, Vacuum System Attachments, Washer, Window Coverings, Hot Tub
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Double Sided, Tile Surround
Stories	3
Has Basement	Yes
Basement	Full, Finished



**Exterior**

Exterior	Wood, Stone, Vinyl
Exterior Features	Backs Onto Park/Trees, Cul-De-Sac, Fenced, Golf Nearby, Landscaped, No Back Lane, No Through Road, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

**School Information**

Elementary	Wes Hosford
Middle	F.R Haythorne
High	Bev Facey

**Additional Information**

Date Listed	August 26th, 2025
Days on Market	1
Zoning	Zone 25

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