

\$225,000 - 111 40 Summerwood Boulevard, Sherwood Park

MLS® #E4456849

\$225,000

2 Bedroom, 2.00 Bathroom, 1,045 sqft
Condo / Townhouse on 0.00 Acres

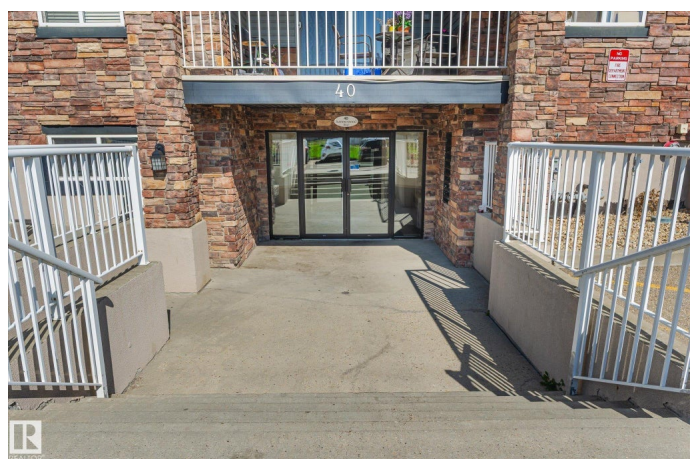
Summerwood, Sherwood Park, AB

2 bedroom plus den located close to shopping, transportation, Hospital and walking trails! This freshly painted unit comes with 2 parking stalls one of which is right beside the visitors parking. Well thought out floor plan has the bedrooms on opposite sides of the unit and 2 full bathrooms its perfect for roommate or a rental. The large den can be used as an office, formal dining or a second sitting room. Open concept unit has a gourmet kitchen equipped with stainless steel appliances and a large island with eating bar (Brand new fridge to be installed). The master has a large walk through closet leading to a full 4 piece bath. There is luxury vinyl plank just installed throughout the unit and baseboards are newer as well. The laundry/storage room is quite large and could be used as a pantry also. The private patio is off the living room and perfect for relaxing and BBQs.

Built in 2007

Essential Information

MLS® #	E4456849
Price	\$225,000
Bedrooms	2
Bathrooms	2.00



Full Baths	2
Square Footage	1,045
Acres	0.00
Year Built	2007
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

Community Information

Address	111 40 Summerwood Boulevard
Area	Sherwood Park
Subdivision	Summerwood
City	Sherwood Park
County	ALBERTA
Province	AB
Postal Code	T8H 0C3

Amenities

Amenities	Off Street Parking, Parking-Plug-Ins, Parking-Visitor, Patio, Security Door
Parking Spaces	2
Parking	2 Outdoor Stalls

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer
Heating	Baseboard, Natural Gas
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

Exterior

Exterior	Wood, Brick, Vinyl
Exterior Features	Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Brick, Vinyl

Foundation Concrete Perimeter

Additional Information

Date Listed September 9th, 2025
Days on Market 47
Zoning Zone 25
Condo Fee \$451

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 October 26th, 2025 at 12:17am MDT