

\$734,900 - 319 Canter Wynd, Sherwood Park

MLS® #E4419487

\$734,900

4 Bedroom, 2.50 Bathroom, 2,355 sqft
Single Family on 0.00 Acres

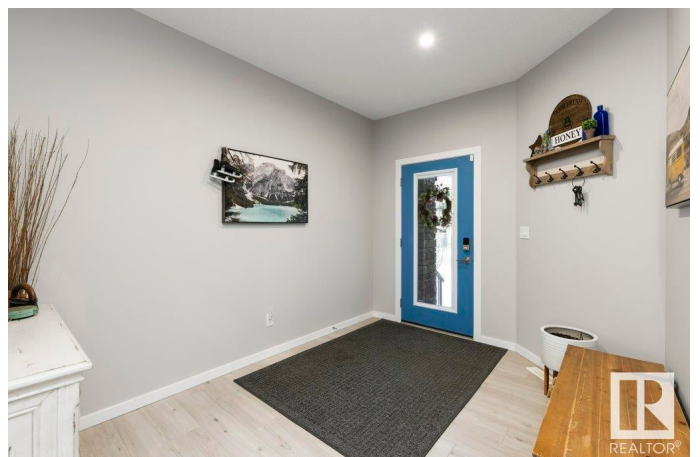
Cambrian, Sherwood Park, AB

Welcome home! This nearly new 2-story home with a SIDE ENTRANCE offers everything you're looking for with style, function, and value over a brand-new build! Meticulously maintained and upgraded, it features completed LANDSCAPING and FULLY FENCED - a \$20,000 value and completed to the strict architectural community guidelines. Also included is a partially finished basement with 9-FT CEILINGS, a rec area, framed area for a full bath and a bedroom. Inside, enjoy a thoughtfully designed layout with 3 spacious bedrooms upstairs, including a luxurious primary suite with a 5-pc ensuite, bonus room, 4-pc bath, and convenient upstairs laundry. The main floor features a chef's kitchen with a walk-through pantry, a large dining area flowing into the living room with a feature fireplace, and a spacious boot room with a walk-through closet. The garage offers high ceilings for extra storage. Move in without the wait, hassle, or added costs of building - this home is ready to impress!

Built in 2023

Essential Information

| | |
|----------|-----------|
| MLS® # | E4419487 |
| Price | \$734,900 |
| Bedrooms | 4 |



| | |
|----------------|------------------------|
| Bathrooms | 2.50 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 2,355 |
| Acres | 0.00 |
| Year Built | 2023 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-----------------|
| Address | 319 Canter Wynd |
| Area | Sherwood Park |
| Subdivision | Cambrian |
| City | Sherwood Park |
| County | ALBERTA |
| Province | AB |
| Postal Code | T8H 2Z6 |

Amenities

| | |
|-----------|---|
| Amenities | Ceiling 9 ft., Deck, Hot Water Natural Gas, No Smoking Home, Smart/Program. Thermostat, Vinyl Windows, HRV System, 9 ft. Basement Ceiling |
| Parking | Double Garage Attached |

Interior

| | |
|-------------------|---|
| Interior Features | ensuite bathroom |
| Appliances | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating | Forced Air-1, Natural Gas |
| Fireplace | Yes |
| Fireplaces | Mantel |
| Stories | 2 |
| Has Basement | Yes |
| Basement | Full, Partially Finished |

Exterior

| | |
|----------|-------------|
| Exterior | Wood, Vinyl |
|----------|-------------|

| | |
|-------------------|--|
| Exterior Features | Fenced, Flat Site, Landscaped, No Back Lane, See Remarks |
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|--------------------|
| Date Listed | January 28th, 2025 |
| Days on Market | 45 |
| Zoning | Zone 25 |

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Listing information last updated on March 14th, 2025 at 1:32pm MDT