

\$829,900 - 269 Annandale Cres, Sherwood Park

MLS® #E4432891

\$829,900

5 Bedroom, 3.50 Bathroom, 2,409 sqft

Single Family on 0.00 Acres

Aspen Trails, Sherwood Park, AB

Welcome home! This sunny and bright showhome-condition beauty features premium upgrades. The open-concept layout includes a dedicated home office, ideal for modern living. The stunning kitchen offers designer cabinets, a butler pantry, and designer lighting to set the perfect ambiance. Upstairs, you can find three spacious bedrooms and a convenient upper-floor laundry. The king-sized primary suite boasts a luxurious 5-piece spa bath with glass shower, double sinks, freestanding tub, and walk-in closet. The front bedroom is quite large and was professionally converted to add den space for extra flexibility. The basement has a separate entrance, 2 beds, kitchen & living room & a bath. Enjoy a huge backyard with a fire pit, poured concrete patio, sidewalks, and driveway—plus the back patio is wired for a hot tub. The oversized heated garage is perfect for vehicles and projects. Additional upgrades include a Navien On Demand Hot Water System, HRV system, and beautiful finishes. Close to shopping and schools!

Built in 2018

Essential Information

MLS® # E4432891

Price \$829,900



Bedrooms	5
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	2,409
Acres	0.00
Year Built	2018
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	269 Annandale Cres
Area	Sherwood Park
Subdivision	Aspen Trails
City	Sherwood Park
County	ALBERTA
Province	AB
Postal Code	T8H 1B3

Amenities

Amenities	Ceiling 9 ft., Closet Organizers, Exterior Walls- 2"x6", Fire Pit, Hot Water Instant, No Smoking Home, Patio, Vinyl Windows, HRV System, Natural Gas BBQ Hookup, 9 ft. Basement Ceiling
Parking Spaces	5
Parking	Double Garage Attached, Heated, Over Sized

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dryer, Garage Control, Garage Opener, Hood Fan, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Stove-Gas, Vacuum System Attachments, Vacuum Systems, Washer, Refrigerators-Two, Dishwasher-Two
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Mantel, Tile Surround
Stories	3
Has Suite	Yes

Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Fenced, Flat Site, Landscaped, Low Maintenance Landscape, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

School Information

Elementary	Davidson Creek
Middle	Sherwood Heights
High	Salisbury

Additional Information

Date Listed	April 25th, 2025
Days on Market	6
Zoning	Zone 25

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 May 1st, 2025 at 7:17pm MDT