

\$439,900 - 22 201 Bothwell Drive, Sherwood Park

MLS® #E4461233

\$439,900

3 Bedroom, 3.00 Bathroom, 1,039 sqft
Condo / Townhouse on 0.00 Acres

Strathcona Village, Sherwood Park, AB

Welcome to this beautifully maintained home in a sought-after 45+ community. The spacious kitchen features crisp white cabinetry, sleek black counters, and a stylish tile backsplash. Enjoy cozy evenings by the living room fireplace or take in the natural light from the bay window. The primary suite offers a walk-in closet and private ensuite. A versatile front flex room can serve as a bedroom, dining area, or home office. Step out onto the expansive south-facing deck overlooking a serene green space with mature trees and no direct rear neighbours. The mostly finished basement includes a second fireplace, large rec area, guest bedroom, full bath, and ample storage. Double attached garage and thoughtful touches throughout make this home move-in ready.

Built in 1999

Essential Information

| | |
|----------------|-----------|
| MLS® # | E4461233 |
| Price | \$439,900 |
| Bedrooms | 3 |
| Bathrooms | 3.00 |
| Full Baths | 3 |
| Square Footage | 1,039 |
| Acres | 0.00 |
| Year Built | 1999 |



| | |
|----------|-------------------|
| Type | Condo / Townhouse |
| Sub-Type | Half Duplex |
| Style | Bungalow |
| Status | Active |

Community Information

| | |
|-------------|-----------------------|
| Address | 22 201 Bothwell Drive |
| Area | Sherwood Park |
| Subdivision | Strathcona Village |
| City | Sherwood Park |
| County | ALBERTA |
| Province | AB |
| Postal Code | T8H 2C8 |

Amenities

| | |
|-----------|------------------------|
| Amenities | Deck |
| Parking | Double Garage Attached |

Interior

| | |
|-------------------|--|
| Interior Features | ensuite bathroom |
| Appliances | Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating | Forced Air-1, Natural Gas |
| Fireplace | Yes |
| Fireplaces | Corner |
| Stories | 1 |
| Has Basement | Yes |
| Basement | Full, Partially Finished |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Vinyl |
| Exterior Features | Landscaped, Private Setting, Public Transportation, Shopping Nearby, Treed Lot |
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|-------------|-------------------|
| Date Listed | October 7th, 2025 |
|-------------|-------------------|

| | |
|----------------|---------|
| Days on Market | 1 |
| Zoning | Zone 25 |
| Condo Fee | \$171 |

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Listing information last updated on October 8th, 2025 at 1:02am MDT