

## \$899,000 - 38 Braeside Crescent, Sherwood Park

MLS® #E4441747

**\$899,000**

5 Bedroom, 3.50 Bathroom, 2,433 sqft

Single Family on 0.00 Acres

Broadmoor, Sherwood Park, AB

Exceptional Renovated Colonial style 5 bedrm. home. Quality throughout. Stunning kitchen cabinets. Butler kitchen. Quartz countertops. 2 Fisher & Paykel dishwashers, Wolf gas stove with Independent Exhaust system, Sub-Zero refrigerator, Wolf microwave, Miele washer and dryer. Other features: beautiful claw tub in ensuite, triple pane windows, 8 inch baseboards, 6 inch ceiling mouldings, exceptional workmanship, wainscoting throughout, all name-brand plumbing fixtures and hardware, dozens of pot lights, triple heated garage complete with 4th overhead garage door and aggregate concrete driveway, vinyl fencing and backyard arbor, basement bathroom with heated floor. Very nicely finished basement with perfect lighting, tasteful cabinets, bar sink. Professionally designed and decorated. Kitchen flooring believed to be polished slate. Pet free home. I don't think you could buy more quality for less money per sq. ft. in Sherwood Park.

Built in 1974

### Essential Information

|           |           |
|-----------|-----------|
| MLS® #    | E4441747  |
| Price     | \$899,000 |
| Bedrooms  | 5         |
| Bathrooms | 3.50      |



|                |                        |
|----------------|------------------------|
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 2,433                  |
| Acres          | 0.00                   |
| Year Built     | 1974                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 38 Braeside Crescent |
| Area        | Sherwood Park        |
| Subdivision | Broadmoor            |
| City        | Sherwood Park        |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T8A 3M8              |

### Amenities

|                |  |
|----------------|--|
| Amenities      | Deck, Hot Water Natural Gas, No Animal Home, No Smoking Home, R.V. Storage, Natural Gas BBQ Hookup |
| Parking Spaces | 7  |
| Parking        | Front Drive Access, Heated, Insulated, RV Parking, Triple Garage Detached, See Remarks             |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | ensuite bathroom  |
| Appliances        | Dryer, Garage Control, Garburator, Hood Fan, Oven-Microwave, Storage Shed, Stove-Gas, Vacuum System Attachments, Washer, Window Coverings, Wine/Beverage Cooler, Refrigerators-Two, Dishwasher-Two, Garage Heater |
| Heating           | Forced Air-2, Natural Gas   |
| Fireplace         | Yes   |
| Fireplaces        | Glass Door, Insert  |
| Stories           | 3   |
| Has Basement      | Yes   |
| Basement          | Full, Finished  |

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, Brick, Metal   |
| Exterior Features | Corner Lot, Fenced, Low Maintenance Landscape, Schools, Shopping Nearby, See Remarks |
| Roof              | Cedar Shakes   |
| Construction      | Wood, Brick, Metal   |
| Foundation        | Concrete Perimeter   |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | June 11th, 2025 |
| Days on Market | 5               |
| Zoning         | Zone 25         |

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Listing information last updated on June 16th, 2025 at 9:02am MDT