

## \$870,000 - 122 Village Downs, Sherwood Park

MLS® #E4448548

**\$870,000**

4 Bedroom, 4.00 Bathroom, 3,628 sqft

Single Family on 0.00 Acres

Village on the Lake, Sherwood Park, AB

Imagine being that home on the street where all the kids come to hang out on the weekend with your new 3,628 sq ft sanctuary in the peaceful community of Village on the lake. 4+ spacious bedrooms give every family member their own retreat. homework, hobbies, and sleep all thrive here. The chef's dream kitchen, with its oversized island and stainless-steel appliances, flows into a family room where laughter and game nights come alive. Upstairs, you will first find a bonus room to watch the Oilers win the cup and escape to a spa-like primary suite with dual vanities and a freestanding tub...your private haven. The fully finished lower level becomes the ultimate play zone, home office, or guest suite. Outside, a double-car garage and manicured yard set the scene for summer barbecues and curb appeal that speaks to success. Nestled in a prestigious neighbourhood of tree-lined streets and top schools, this home solves your space needs and elevates your family's lifestyle. Need a main floor bedroom? See den!

Built in 1980

### Essential Information

MLS® # E4448548

Price \$870,000



Bedrooms	4
Bathrooms	4.00
Full Baths	4
Square Footage	3,628
Acres	0.00
Year Built	1980
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	122 Village Downs
Area	Sherwood Park
Subdivision	Village on the Lake
City	Sherwood Park
County	ALBERTA
Province	AB
Postal Code	T8A 4L6

### Amenities

Amenities	Deck
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-2, Natural Gas
Fireplace	Yes
Fireplaces	Brick Facing, Mantel
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Brick
Exterior Features	Fenced, Low Maintenance Landscape
Roof	Asphalt Shingles
Construction	Wood, Brick

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      July 18th, 2025

Days on Market                60

Zoning                              Zone 25

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