

## \$399,707 - 380 Village Drive, Sherwood Park

MLS® #E4442410

**\$399,707**

3 Bedroom, 2.50 Bathroom, 1,239 sqft  
Single Family on 0.00 Acres

Village on the Lake, Sherwood Park, AB

**GREAT FIRST HOME OR INVESTMENT  
PROPERTY! EXTENSIVELY RENOVATED!**

Super location close to shopping, restaurants, schools and public transit. Many of the high ticket items have been done including: SHINGLES, FURNACE & HWT. Spacious living room with attractive stone-facing gas fireplace and vinyl plank flooring. Lovely kitchen with new fridge, new stove and new dishwasher. Total of 3 bedrooms and 3 bathrooms. Powder room on main, a beautiful 4 piece bathroom upstairs plus beautiful 3 piece ensuite in the Primary Bedroom. Lovely backyard with deck, pergola plus a nice hot-tub! Nice new front deck too! The basement features a family room, den, laundry and storage space. Park 2 vehicles on your front pad with outside electric vehicle charger for Tesla or camper. Great value and location! Visit REALTOR® website for more information.

Built in 1981

### Essential Information

|            |           |
|------------|-----------|
| MLS® #     | E4442410  |
| Price      | \$399,707 |
| Bedrooms   | 3         |
| Bathrooms  | 2.50      |
| Full Baths | 2         |



|                |                        |
|----------------|------------------------|
| Half Baths     | 1                      |
| Square Footage | 1,239                  |
| Acres          | 0.00                   |
| Year Built     | 1981                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### **Community Information**

|             |                     |
|-------------|---------------------|
| Address     | 380 Village Drive   |
| Area        | Sherwood Park       |
| Subdivision | Village on the Lake |
| City        | Sherwood Park       |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T8A 4N3             |

### **Amenities**

|           |                          |
|-----------|--------------------------|
| Amenities | Front Porch              |
| Parking   | Parking Pad Cement/Paved |

### **Interior**

|                   |                                                                                                                            |
|-------------------|----------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                           |
| Appliances        | Dryer, Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Washer, Window Coverings, See Remarks, TV Wall Mount, Hot Tub |
| Heating           | Forced Air-1, Natural Gas                                                                                                  |
| Fireplace         | Yes                                                                                                                        |
| Fireplaces        | Stone Facing                                                                                                               |
| Stories           | 2                                                                                                                          |
| Has Basement      | Yes                                                                                                                        |
| Basement          | Full, Partially Finished                                                                                                   |

### **Exterior**

|                   |                                                                                        |
|-------------------|----------------------------------------------------------------------------------------|
| Exterior          | Wood, Metal                                                                            |
| Exterior Features | Fenced, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                       |
| Construction      | Wood, Metal                                                                            |

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      June 13th, 2025  
Days on Market                4  
Zoning                              Zone 25

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