

## \$439,900 - 206 Salisbury Way, Sherwood Park

MLS® #E4419465

**\$439,900**

3 Bedroom, 2.50 Bathroom, 1,588 sqft

Single Family on 0.00 Acres

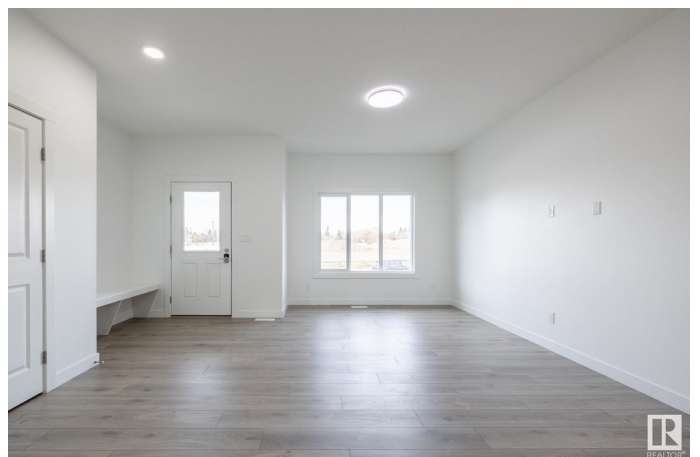
Salisbury Village, Sherwood Park, AB

Enjoy a connected and effortless lifestyle in Salisbury Village! Trails, walkways, parks, nearby schools and easy access to restaurants is everything you need. Spanning approx. 1514 SQFT, the Kenton offers a thoughtfully designed layout and modern features. As you step inside, you'll be greeted by an inviting open concept main floor that seamlessly integrates the living, dining, and kitchen areas. Abundant natural light flowing through large windows creating a warm atmosphere for daily living and entertaining. Upstairs, you'll find three spacious bedrooms that provide comfortable retreats for the entire family. The primary bedroom is a true oasis, complete with an en-suite bathroom for added convenience. **\*\*PLEASE NOTE\*\* PICTURES ARE OF SIMILAR HOME; ACTUAL HOME, PLANS, FIXTURES, AND FINISHES MAY VARY AND ARE SUBJECT TO AVAILABILITY/CHANGES WITHOUT NOTICE. COMPLETION ESTIMATED MAY-JUL 2025.**

Built in 2025

### Essential Information

|          |           |
|----------|-----------|
| MLS® #   | E4419465  |
| Price    | \$439,900 |
| Bedrooms | 3         |



|                |                      |
|----------------|----------------------|
| Bathrooms      | 2.50                 |
| Full Baths     | 2                    |
| Half Baths     | 1                    |
| Square Footage | 1,588                |
| Acres          | 0.00                 |
| Year Built     | 2025                 |
| Type           | Single Family        |
| Sub-Type       | Residential Attached |
| Style          | 2 Storey             |
| Status         | Active               |

### Community Information

|             |                   |
|-------------|-------------------|
| Address     | 206 Salisbury Way |
| Area        | Sherwood Park     |
| Subdivision | Salisbury Village |
| City        | Sherwood Park     |
| County      | ALBERTA           |
| Province    | AB                |
| Postal Code | T8B 0E8           |

### Amenities

|                |   |
|----------------|---|
| Amenities      | Ceiling 9 ft., Deck, Detectors Smoke, See Remarks |
| Parking Spaces | 2   |
| Parking        | Double Garage Detached                            |

### Interior

|                   |                           |
|-------------------|---------------------------|
| Interior Features | ensuite bathroom          |
| Appliances        | See Remarks               |
| Heating           | Forced Air-1, Natural Gas |
| Stories           | 2                         |
| Has Basement      | Yes                       |
| Basement          | Full, Unfinished          |

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, Vinyl  |
| Exterior Features | Back Lane, Flat Site, Golf Nearby, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Vinyl  |

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      January 28th, 2025

Days on Market                95

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 3rd, 2025 at 12:02am MDT