

# **\$149,900 - 1259 Lake Vista Crescent, Sherwood Park**

MLS® #E4464525

**\$149,900**

1 Bedroom, 1.00 Bathroom, 1,123 sqft

Land Lease Community on 0.00 Acres

Lakeland Village, Sherwood Park, AB

Fully renovated single wide mobile home in desirable Lakeland Village, Sherwood Park! Privately fenced yard is on a large corner lot with a storage shed and driveway for ample parking & organization. Newer roof, siding, front & back decks, 6ft tall solid wood fencing for your private yard. Inside features newer drywall throughout, vinyl plank flooring, and vinyl windows. Spacious redesigned layout offers a cozy living room in the addition, large kitchen w/ island, massive dining room that could easily be used as a dining room & living room too, with tons of natural light and patio doors leading to the back deck and fenced yard. Large driveway and storage shed to keep the yard organized. Perfect for 1st time home buyers, or for those looking to downsize. A great community with 2 parks. Close to amenities, school, Walmart, walking trails, school bus picks kids up here in the park \*\*seller will pay first 2 months lot rent, and seller is able to add bedroom(s) if required\*\*

Built in 1977

## **Essential Information**

|           |           |
|-----------|-----------|
| MLS® #    | E4464525  |
| Price     | \$149,900 |
| Bedrooms  | 1         |
| Bathrooms | 1.00      |



|                |                        |
|----------------|------------------------|
| Full Baths     | 1                      |
| Square Footage | 1,123                  |
| Acres          | 0.00                   |
| Year Built     | 1977                   |
| Type           | Land Lease Community   |
| Sub-Type       | Detached Single Family |
| Style          | Bungalow               |
| Status         | Active                 |

### Community Information

|             |                          |
|-------------|--------------------------|
| Address     | 1259 Lake Vista Crescent |
| Area        | Sherwood Park            |
| Subdivision | Lakeland Village         |
| City        | Sherwood Park            |
| County      | ALBERTA                  |
| Province    | AB                       |
| Postal Code | T8H 1K7                  |

### Amenities

|         |                  |
|---------|------------------|
| Parking | 2 Outdoor Stalls |
|---------|------------------|

### Interior

|            |                                                                                                                               |
|------------|-------------------------------------------------------------------------------------------------------------------------------|
| Appliances | Dishwasher-Built-In, Dryer, Freezer, Microwave Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Washer, Window Coverings |
| Heating    | Forced Air-1, Natural Gas                                                                                                     |

### Exterior

|              |       |
|--------------|-------|
| Exterior     | Wood  |
| Construction | Wood  |
| Foundation   | Block |

### Additional Information

|                |                    |
|----------------|--------------------|
| Date Listed    | November 2nd, 2025 |
| Days on Market | 4                  |
| Zoning         | Zone 25            |

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Listing information last updated on November 6th, 2025 at 8:47am MST