

\$434,900 - 109 Main Boulevard, Sherwood Park

MLS® #E4464978

\$434,900

4 Bedroom, 2.50 Bathroom, 1,143 sqft

Single Family on 0.00 Acres

Mills Haven, Sherwood Park, AB

Welcome to one of the most sought after communities in Sherwood Park! This property is located conveniently CLOSE TO EVERYTHING! The library, schools, shopping, grocery store, restaurants, movie theatre, recreation centre, golf, park....all within 5 minutes! The large bright living room with adjacent dining room is a great place for family gatherings, or quiet time enjoying the sunshine through the HUGE SOUTH FACING window. A SPACIOUS KITCHEN with NEWER APPLIANCES and UPDATED FLOORING is ideal for entertaining, or keeping an eye on the children playing in the huge fully fenced backyard. The main level is completed with a 4 piece bathroom, 3 spacious bedrooms, with the primary having a ensuite bathroom. The completely finished lower level includes an additional bedroom, cold storage room, a 3 piece bathroom, and a HUGE family room/recreation area! UPGRADES to this property include NEWER WINDOWS, SHINGLES, FLOORING, and a new GAS LINE to GARAGE. Welcome home to a great property in a FANTASTIC LOCATION !

Built in 1972

Essential Information

MLS® # E4464978

Price \$434,900



Bedrooms	4
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,143
Acres	0.00
Year Built	1972
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

Community Information

Address	109 Main Boulevard
Area	Sherwood Park
Subdivision	Mills Haven
City	Sherwood Park
County	ALBERTA
Province	AB
Postal Code	T8A 2H1

Amenities

Amenities	No Smoking Home
Parking	Double Garage Detached

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Refrigerator, Storage Shed, Stove-Electric, Washer, Water Softener, Window Coverings, TV Wall Mount, Curtains and Blinds
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Brick, Vinyl
Exterior Features	Fenced, Fruit Trees/Shrubs, Golf Nearby, Low Maintenance Landscape, Playground Nearby, Public Transportation, Schools, Shopping Nearby,

	Treed Lot, Partially Fenced
Roof	Asphalt Shingles
Construction	Wood, Brick, Vinyl
Foundation	Concrete Perimeter

School Information

Elementary	Mills Haven Elementary
Middle	Clover bar junior high

Additional Information

Date Listed	November 6th, 2025
Days on Market	3
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 November 9th, 2025 at 8:47am MST