

## \$269,900 - 13 Great Oaks, Sherwood Park

MLS® #E4446595

**\$269,900**

3 Bedroom, 1.50 Bathroom, 1,251 sqft

Condo / Townhouse on 0.00 Acres

Broadmoor Estates, Sherwood Park, AB

Welcome Home. 3 Bedroom Home with 1.5 Bathroom in Broadmoor Sherwood Park. Wonderful floor plan. Terrific affordable Town Home in Awesome Location. Walk through kitchen and dining area leads to private back yard that backs on to Broadmoor Golf Course! Private fenced yard space backing onto mature trees and Golf Course. Townhome is located short walking distance from Sherwood Park mall and with its central location is perfectly situated to everything Sherwood Park has to offer. Very close to schools and parks. Partially finished basement. 3 Ample sized bedrooms and full bathroom on upper floor. Quiet community with park and walking paths. Main floor half bathroom. 1 Parking stall. Great opportunity to own in the heart of Sherwood Park. Do not let this one pass you by!

Built in 1969

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4446595  |
| Price          | \$269,900 |
| Bedrooms       | 3         |
| Bathrooms      | 1.50      |
| Full Baths     | 1         |
| Half Baths     | 1         |
| Square Footage | 1,251     |
| Acres          | 0.00      |



|            |                   |
|------------|-------------------|
| Year Built | 1969              |
| Type       | Condo / Townhouse |
| Sub-Type   | Townhouse         |
| Style      | 2 Storey          |
| Status     | Active            |

### Community Information

|             |                   |
|-------------|-------------------|
| Address     | 13 Great Oaks     |
| Area        | Sherwood Park     |
| Subdivision | Broadmoor Estates |
| City        | Sherwood Park     |
| County      | ALBERTA           |
| Province    | AB                |
| Postal Code | T8A 0V8           |

### Amenities

|                |                    |
|----------------|--------------------|
| Amenities      | Patio, See Remarks |
| Parking Spaces | 1                  |
| Parking        | Stall              |

### Interior

|              |  |
|--------------|--|
| Appliances   | Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer |
| Heating      | Forced Air-1, Natural Gas  |
| Stories      | 2  |
| Has Basement | Yes  |
| Basement     | Full, Partially Finished   |

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, See Remarks  |
| Exterior Features | Backs Onto Park/Trees, Fenced, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, See Remarks |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, See Remarks  |
| Foundation        | Concrete Perimeter   |

### Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | July 8th, 2025 |
| Days on Market | 64             |

|           |         |
|-----------|---------|
| Zoning    | Zone 25 |
| Condo Fee | \$431   |

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Listing information last updated on September 10th, 2025 at 1:47am MDT