

Courtesy Of Bill Hatton Of Liv Real Estate

## \$469,000 - 6053 Sunbrook Lane, Sherwood Park

MLS® #E4435087

**\$469,000**

2 Bedroom, 2.50 Bathroom, 1,497 sqft

Single Family on 0.00 Acres

Summerwood, Sherwood Park, AB

Step into the open floor plan with plenty of natural light and beautiful hardwood flooring. The chef's kitchen features stainless steel appliances, quartz countertops, and tons of cupboard space. A breakfast bar and walk-through pantry complete this modern style kitchen. This space seamlessly flows into the open concept dining and living areas. Upstairs, this home boasts two huge primary bedrooms, each featuring walk-in closets offering ample storage space. Each bedroom also features its own 4-piece ensuite bathroom. An additional office space provides flexibility to cater to your work-from-home or study needs. The double attached garage offers secure parking large enough for your truck. The fully fenced backyard boasts a large deck perfect for entertaining summer barbecues, or enjoying a morning coffee. This outdoor space also features a storage shed. Top it all off with a prime location, close to schools, main roadways, walking trails, and all amenities.

Built in 2010

### Essential Information

MLS® # E4435087

Price \$469,000

Bedrooms 2



Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,497
Acres	0.00
Year Built	2010
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

### **Community Information**

Address	6053 Sunbrook Lane
Area	Sherwood Park
Subdivision	Summerwood
City	Sherwood Park
County	ALBERTA
Province	AB
Postal Code	T8H 0J6

### **Amenities**

Amenities	Deck, No Smoking Home
Parking Spaces	4
Parking	Double Garage Attached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Mantel
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### **Exterior**

Exterior	Wood, Vinyl
Exterior Features	Fenced, Landscaped, Schools, Shopping Nearby
Roof	Asphalt Shingles

Construction Wood, Vinyl  
Foundation Concrete Perimeter

### **Additional Information**

Date Listed May 8th, 2025  
Days on Market 3  
Zoning Zone 25

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Listing information last updated on May 10th, 2025 at 11:47pm MDT