

## \$499,450 - 124 Christina Way, Sherwood Park

MLS® #E4449864

**\$499,450**

4 Bedroom, 2.00 Bathroom, 1,038 sqft

Single Family on 0.00 Acres

Lakeland Ridge, Sherwood Park, AB

Lovely in Lakeland! This bungalow is perfect for small families, first time home buyers or the discerning downsizing couple, being located steps away from 2 parks and close to schools, shopping or commuting. Step into this welcoming and bright 3 bedroom, with hardwood flooring in the bright livingroom, vaulted ceilings, and a seperate kitchen area overlooking your good sized backyard and no maintenance composite deck. There are 2 bedrooms with built in closet organizers, the third has a built in desk nook. Downstairs is a huge rec room perfect for movie nights, a 4th bedroom, and tons of storage, all finished with a decent sized laundry/utility room. The yard has a nice mix of no maintenance rock and edging, just the right amount of grass to run your feet through, and a solid shed. Air conditioning keeps things cool in the hot summer, and extra garage attic insulation in the oversized garage keeps things cozy in the winter. Out of 40 Bungalows for sale in Sh Pk this one you don't want to miss!

Built in 2004

### Essential Information

MLS® # E4449864

Price \$499,450

Bedrooms 4



|                |                        |
|----------------|------------------------|
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 1,038                  |
| Acres          | 0.00                   |
| Year Built     | 2004                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | Bungalow               |
| Status         | Active                 |

### Community Information

|             |                   |
|-------------|-------------------|
| Address     | 124 Christina Way |
| Area        | Sherwood Park     |
| Subdivision | Lakeland Ridge    |
| City        | Sherwood Park     |
| County      | ALBERTA           |
| Province    | AB                |
| Postal Code | T8H 2K5           |

### Amenities

|                |                                                                                                  |
|----------------|--------------------------------------------------------------------------------------------------|
| Amenities      | Air Conditioner, Closet Organizers, Deck, Vaulted Ceiling, Vinyl Windows, Natural Gas BBQ Hookup |
| Parking Spaces | 4                                                                                                |
| Parking        | Double Garage Attached, Over Sized                                                               |

### Interior

|              |                                                                                                                                                                                                            |
|--------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Appliances   | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Vacuum System Attachments, Vacuum Systems, Washer, Window Coverings |
| Heating      | Forced Air-1, Natural Gas                                                                                                                                                                                  |
| Stories      | 2                                                                                                                                                                                                          |
| Has Basement | Yes                                                                                                                                                                                                        |
| Basement     | Full, Finished                                                                                                                                                                                             |

### Exterior

|                   |                                                                                    |
|-------------------|------------------------------------------------------------------------------------|
| Exterior          | Wood, Stone, Vinyl                                                                 |
| Exterior Features | Golf Nearby, Landscaped, No Back Lane, Playground Nearby, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                   |

|              |                    |
|--------------|--------------------|
| Construction | Wood, Stone, Vinyl |
| Foundation   | Concrete Perimeter |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | July 25th, 2025 |
| Days on Market | 7               |
| 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 August 1st, 2025 at 8:47pm MDT