

## \$449,000 - 9 Market Street, Sherwood Park

MLS® #E4443199

**\$449,000**

6 Bedroom, 2.50 Bathroom, 1,859 sqft  
Single Family on 0.00 Acres

Mills Haven, Sherwood Park, AB

Welcome to this lovingly maintained 2-storey with attached single garage in the beautiful quiet neighbourhood of Mills Haven! The bright spacious kitchen with 4 season room addition c/w garden door has loads of windows with tons of natural light streaming in from the west facing backyard ideal for relaxing & enjoying the garden view. The sizeable living room is cozy with a corner gas fireplace perfect for entertaining. The 2pc bath/mudroom completes this level. Upstairs has 4 generous sized bedrooms including a king size primary with large closets. The 4pc bath completes this level. The lower level has 2 more bedrooms, laundry area, 3pc bath and rec room. Outside is a massive treed & fully fenced private backyard with deck ideal for the kids & enjoying those long summer nights. This property is close to schools, parks & walking distance to several amenities. Great for young families! Just move in and enjoy!

Built in 1970

### Essential Information

MLS® #	E4443199
Price	\$449,000
Bedrooms	6
Bathrooms	2.50
Full Baths	2



Half Baths	1
Square Footage	1,859
Acres	0.00
Year Built	1970
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### **Community Information**

Address	9 Market Street
Area	Sherwood Park
Subdivision	Mills Haven
City	Sherwood Park
County	ALBERTA
Province	AB
Postal Code	T8A 0T5

### **Amenities**

Amenities	See Remarks
Parking	Single Garage Attached

### **Interior**

Appliances	Dishwasher-Built-In, Dryer, Fan-Ceiling, Microwave Hood Fan, Storage Shed, Stove-Electric, Vacuum System Attachments, Vacuum Systems, Washer, Window Coverings, See Remarks, Refrigerators-Two
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Vinyl
Exterior Features	See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed June 19th, 2025

Days on Market 6

Zoning Zone 25

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