\$379,900 - 6 20 Augustine Crescent, Sherwood Park

MLS® #E4429634

\$379,900

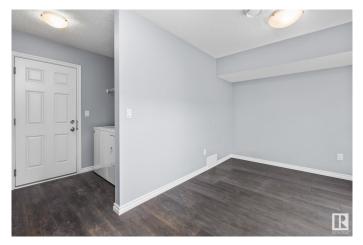
3 Bedroom, 2.50 Bathroom, 1,497 sqft Condo / Townhouse on 0.00 Acres

Aspen Trails, Sherwood Park, AB

Located in the desirable community of Aspen Trails - With great restaurants, many shopping amenities, long walking trails, low maintenance, + community living. This is the place you can call home. With double garage on the main level, leading into a flex area providing multi usages, play room, office space, crafting room, TV area, the options are endless. The second floor contains the open concept living, dining + kitchen with powder room + access to the balcony to enjoy your morning coffee on those sunny summer days. Loads of space for entertaining guests complete with ample cupboard + counter space with eat up island. The upper level features primary suites, walk in closet and 4 piece ensuite. Two additional bedrooms + 4 piece bath. Here is an opportunity to make this home + enjoy all the wonders + excitement of living in Sherwood Park! Low condo fees of \$247.71.







Built in 2019

Essential Information

| MLS® # | E4429634 |
|------------|-----------|
| Price | \$379,900 |
| Bedrooms | 3 |
| Bathrooms | 2.50 |
| Full Baths | 2 |

| 1 |
|-------------------|
| 1,497 |
| 0.00 |
| 2019 |
| Condo / Townhouse |
| Townhouse |
| 3 Storey |
| Active |
| |

Community Information

| Address | 6 20 Augustine Crescent |
|-------------------|--|
| Area | Sherwood Park |
| Subdivision | Aspen Trails |
| City | Sherwood Park |
| County | ALBERTA |
| Province | AB |
| Postal Code | T8H 0Z8 |
| Amenities | |
| Amenities | Detectors Smoke, No Animal Home, No Smoking Home |
| Parking Spaces | 2 |
| Parking | Double Garage Attached |
| Interior | |
| Interior Features | ensuite bathroom |
| Appliances | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating | Forced Air-1, Natural Gas |
| Stories | 3 |
| Has Basement | Yes |
| Basement | None, No Basement |
| Exterior | |
| Exterior | Wood, Stone, Vinyl |
| Exterior Features | Flat Site, Golf Nearby, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Stone, Vinyl |
| Foundation | Concrete Perimeter |

School Information

| Elementary | Millshaven Elementary |
|------------|-----------------------|
| Middle | Clover Bar JR H |
| High | Salisbury Comp |

Additional Information

| Date Listed | April 8th, 2025 |
|----------------|-----------------|
| Days on Market | 23 |
| Zoning | Zone 25 |
| Condo Fee | \$248 |

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Listing information last updated on May 1st, 2025 at 12:17am MDT