

\$829,707 - 46 Nottingham Inlet, Sherwood Park

MLS® #E4427419

\$829,707

3 Bedroom, 3.00 Bathroom, 1,715 sqft
Single Family on 0.00 Acres

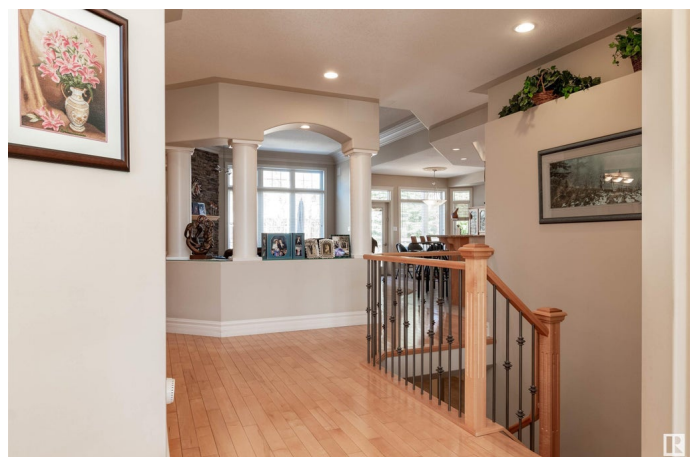
Nottingham, Sherwood Park, AB

CUSTOM BUILT BUNGALOW! Immaculately maintained. This Nottingham beauty offers 1714 square feet plus a **FULLY FINISHED** basement. The perfect space for entertaining your family and friends! Open concept with hardwood flooring, a huge kitchen, raised eating bar, gas stove, walk-through pantry, and a large dining area. Spacious living room with attractive stone-facing gas fireplace. Big Primary Bedroom with walk-in closet and a beautiful 5 piece ensuite. Main floor flex area/den, second bedroom, 4 piece bathroom, laundry room with sink and access to the **OVERSIZED** and **HEATED** double garage. 18 ft garage door with **WORK SHOP** area too! Awesome basement development featuring a massive Rec Room/family room, 3rd bedroom, 4 piece bathroom, and cool wine room with wine cellar! Low maintenance backyard with deck and mature trees for added privacy. Quiet location in prestigious Nottingham, and close to parks, walking trails, and shopping. Don't miss out on this wonderful home! Visit REALTOR® website for more information.

Built in 2004

Essential Information

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|--------|-----------|
| MLS® # | E4427419 |
| Price | \$829,707 |



| | |
|----------------|------------------------|
| Bedrooms | 3 |
| Bathrooms | 3.00 |
| Full Baths | 3 |
| Square Footage | 1,715 |
| Acres | 0.00 |
| Year Built | 2004 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | Bungalow |
| Status | Active |

Community Information

| | |
|-------------|---------------------|
| Address | 46 Nottingham Inlet |
| Area | Sherwood Park |
| Subdivision | Nottingham |
| City | Sherwood Park |
| County | ALBERTA |
| Province | AB |
| Postal Code | T8A 5V8 |

Amenities

| | |
|-----------|---------------------------------------|
| Amenities | Deck |
| Parking | Heated, Over Sized, Shop, See Remarks |

Interior

| | |
|-------------------|---|
| Interior Features | ensuite bathroom |
| Appliances | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Refrigerator, Storage Shed, Stove-Gas, Vacuum Systems, Washer, Window Coverings, Garage Heater |
| Heating | Forced Air-1, Natural Gas |
| Fireplace | Yes |
| Fireplaces | Stone Facing |
| Stories | 2 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|---|
| Exterior | Wood, Stucco |
| Exterior Features | Fenced, Landscaped, Public Transportation, Schools, Shopping Nearby |

| | |
|--------------|--------------------|
| Roof | Cedar Shakes |
| Construction | Wood, Stucco |
| Foundation | Concrete Perimeter |

Additional Information

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|-------------|------------------|
| Date Listed | March 25th, 2025 |
|-------------|------------------|

| | |
|----------------|----|
| Days on Market | 16 |
|----------------|----|

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|--------|---------|
| Zoning | Zone 25 |
|--------|---------|

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Listing information last updated on April 10th, 2025 at 12:32am MDT