

## \$539,900 - 576 Sage Crescent, Sherwood Park

MLS® #E4450810

**\$539,900**

4 Bedroom, 2.50 Bathroom, 1,308 sqft

Single Family on 0.00 Acres

Maplegrove, Sherwood Park, AB

This stunning 1307 sq. ft. bungalow blends comfort, craftsmanship & thoughtful upgrades. Featuring 5 bedrooms, a double attached 20'x21' garage, new vinyl siding with upgraded insulation, newer windows, and custom soft-close hickory cabinets with quartz countertops. Enjoy stylish flooring, modern lighting, and a 3-piece ensuite with a luxurious steam shower and body jets. The basement boasts a refreshed family room and 2-piece bath. Durable 50-year shingles (only 8 years old) top both home and garage. Step out to a massive 12.5'x36' covered deck from the kitchen or primary suite. Fully fenced yard, RV parking, generous concrete space, and underground lines complete the package. Close to schools and shopping, but tucked away in a friendly subdivision.

Built in 1970

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4450810  |
| Price          | \$539,900 |
| Bedrooms       | 4         |
| Bathrooms      | 2.50      |
| Full Baths     | 2         |
| Half Baths     | 1         |
| Square Footage | 1,308     |
| Acres          | 0.00      |



|            |                        |
|------------|------------------------|
| Year Built | 1970                   |
| Type       | Single Family          |
| Sub-Type   | Detached Single Family |
| Style      | Bungalow               |
| Status     | Active                 |

### Community Information

|             |                   |
|-------------|-------------------|
| Address     | 576 Sage Crescent |
| Area        | Sherwood Park     |
| Subdivision | Maplegrove        |
| City        | Sherwood Park     |
| County      | ALBERTA           |
| Province    | AB                |
| Postal Code | T6E 5V5           |

### Amenities

|                |                                                                                            |
|----------------|--------------------------------------------------------------------------------------------|
| Amenities      | Deck, Hot Water Natural Gas, Insulation-Upgraded, Storage-In-Suite, Vinyl Windows, Wet Bar |
| Parking Spaces | 6                                                                                          |
| Parking        | Double Garage Attached, Front Drive Access, Insulated                                      |

### Interior

|                   |                                                                                                                           |
|-------------------|---------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                          |
| Appliances        | Dishwasher-Built-In, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Curtains and Blinds |
| Heating           | Forced Air-1, Natural Gas                                                                                                 |
| Stories           | 2                                                                                                                         |
| Has Basement      | Yes                                                                                                                       |
| Basement          | Full, Finished                                                                                                            |

### Exterior

|                   |                                                              |
|-------------------|--------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                  |
| Exterior Features | Fenced, Landscaped, No Back Lane, Playground Nearby, Schools |
| Roof              | Asphalt Shingles                                             |
| Construction      | Wood, Vinyl                                                  |
| Foundation        | Concrete Perimeter                                           |

### Additional Information

|             |                  |
|-------------|------------------|
| Date Listed | August 1st, 2025 |
|-------------|------------------|

Days on Market 18

Zoning Zone 25

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Listing information last updated on August 19th, 2025 at 2:32pm MDT