

# **\$169,900 - 316 40 Summerwood Boulevard, Sherwood Park**

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MLS® #E4459563

**\$169,900**

1 Bedroom, 1.00 Bathroom, 554 sqft

Condo / Townhouse on 0.00 Acres

Summerwood, Sherwood Park, AB

Welcome to the Summerwood Axxes condos with a floor plan that has an open concept with a large living space and kitchen that has appliances, cabinets for maximum storage and a double sink. Both kitchen and living room open to a south balcony to enjoy the outdoors. The primary bedroom is designed with a mirrored closet for easy access to clothing and accessories and down the hall is a bathroom with a vanity and shower tub. This home offers a den, or a flex space, craft space, or a den-bedroom, a in-suite laundry closet with storage and stylish features throughout. To complete this 3rd floor home there is a parking stall near front entrance for convenience and the complex has guest parking and elevators. Near schools, parks, restaurants, shopping, public transportation, hospital, short drive to Millennium Place Rec Centre and the complex backs onto a park reserve for nature walks/bike paths. Quick possession date available

Built in 2007

## **Essential Information**

MLS® # E4459563

Price \$169,900

Bedrooms 1



Bathrooms	1.00
Full Baths	1
Square Footage	554
Acres	0.00
Year Built	2007
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### **Community Information**

Address	316 40 Summerwood Boulevard
Area	Sherwood Park
Subdivision	Summerwood
City	Sherwood Park
County	ALBERTA
Province	AB
Postal Code	T8H 0C2

### **Amenities**

Amenities	Parking-Visitor, Storage-In-Suite
Parking Spaces	1
Parking	Stall

### **Interior**

Appliances	Dishwasher-Built-In, Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window Coverings
Heating	Baseboard, Natural Gas
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

### **Exterior**

Exterior	Wood, Brick, Composition, Vinyl
Exterior Features	Backs Onto Park/Trees, Environmental Reserve, Park/Reserve, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Brick, Composition, Vinyl

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      September 25th, 2025  
Days on Market                1  
Zoning                              Zone 25  
Condo Fee                        \$322



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