

\$455,000 - 1263 Sandstone Boulevard, Sherwood Park

MLS® #E4453431

\$455,000

3 Bedroom, 2.50 Bathroom, 1,414 sqft

Single Family on 0.00 Acres

Summerwood, Sherwood Park, AB

LOCATION, LOCATION! Stunning CORNER UNIT in the sought after community of Summerwood! This 1,400+ sqft 2-storey townhome with NO CONDO FEES boasts abundant windows flooding the home with natural light. The open-concept main floor features a spacious living room and a gorgeous kitchen with tons of cabinetry, quartz countertops, large island, upgraded tile backsplash & stainless steel appliances, plus dining area, 2 pc powder room, and convenient main-floor laundry! Upstairs you'll find a luxurious primary suite with walk-in closet & ensuite, plus 2 additional bedrooms each with walk-in closets and a full bath. Fully landscaped with a double detached garage, this home is turn-key ready. Located in a prime family-friendly community, steps to schools, shopping, trails, and all major amenities. Property Shows 10+

Built in 2018

Essential Information

MLS® #	E4453431
Price	\$455,000
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1



Square Footage	1,414
Acres	0.00
Year Built	2018
Type	Single Family
Sub-Type	Residential Attached
Style	2 Storey
Status	Active

Community Information

Address	1263 Sandstone Boulevard
Area	Sherwood Park
Subdivision	Summerwood
City	Sherwood Park
County	ALBERTA
Province	AB
Postal Code	T8H 1B2

Amenities

Amenities	Off Street Parking, Closet Organizers, Deck, No Smoking Home, Parking-Extra, Patio, Vinyl Windows, See Remarks
Parking	Double Garage Detached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Refrigerator, Stove-Electric, Washer, Window Coverings, See Remarks
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Fenced, Golf Nearby, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed August 17th, 2025

Days on Market 4

Zoning Zone 25

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on August 21st, 2025 at 9:17am MDT