

\$325,000 - 1975 Bonneville Drive, Sherwood Park

MLS® #E4446392

\$325,000

4 Bedroom, 2.00 Bathroom, 1,003 sqft

Single Family on 0.00 Acres

Broadmoor, Sherwood Park, AB

This affordable half duplex is located in the desirable community of Broadmoor, making it a perfect choice for first time homebuyers or savvy investors. Upon entry, you're welcomed into a bright & updated kitchen featuring stylish white cabinetry, ample counter space, & durable nonceramic tile floors. The spacious LR offers a comfortable area to unwind, highlighted by a lg feature window that floods the space with natural light. The mn fl includes 2 secondary bdrms, a generous primary bdrm, & a full 4pc bath. The fully developed bsmt provides additional living space, including a lg FR, a 4th bdrm, a 3pc bath, & a den ideal for a home office or flex space. Step outside to a fenced, landscaped backyard with mature trees & shrubs, offering both privacy & plenty of space to add a garage. Conveniently located close to schools, shopping, public transit, & just steps from the Kinsmen Leisure Ctr. Recent updates include newer shingles 2019 & HWT 2012

Built in 1962

Essential Information

| | |
|-----------|-----------|
| MLS® # | E4446392 |
| Price | \$325,000 |
| Bedrooms | 4 |
| Bathrooms | 2.00 |



| | |
|----------------|---------------|
| Full Baths | 2 |
| Square Footage | 1,003 |
| Acres | 0.00 |
| Year Built | 1962 |
| Type | Single Family |
| Sub-Type | Half Duplex |
| Style | Bungalow |
| Status | Active |

Community Information

| | |
|-------------|-----------------------|
| Address | 1975 Bonneville Drive |
| Area | Sherwood Park |
| Subdivision | Broadmoor |
| City | Sherwood Park |
| County | ALBERTA |
| Province | AB |
| Postal Code | T8A 0X4 |

Amenities

| | |
|-----------|-------------------------------|
| Amenities | Air Conditioner, See Remarks |
| Parking | Rear Drive Access, RV Parking |

Interior

| | |
|--------------|--|
| Appliances | Air Conditioning-Central, Dryer, Fan-Ceiling, Freezer, Microwave Hood Fan, Storage Shed, Stove-Electric, Washer, Refrigerators-Two |
| Heating | Forced Air-1, Natural Gas |
| Stories | 2 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Stucco, Vinyl |
| Exterior Features | Back Lane, Fenced, Landscaped, Playground Nearby, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Stucco, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

Date Listed July 7th, 2025

Days on Market 8

Zoning Zone 25

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Listing information last updated on July 15th, 2025 at 2:17am MDT