

## \$399,808 - 52 155 Crocus Crescent, Sherwood Park

MLS® #E4446571

**\$399,808**

2 Bedroom, 3.50 Bathroom, 1,433 sqft

Condo / Townhouse on 0.00 Acres

Clarkdale Meadows, Sherwood Park, AB

Immaculate 2 bed, 3.5 bath home w/ DOUBLE GARAGE, NEWER ROOF & LOW CONDO FEES! Enjoy a welcoming front verandah, spacious entry & open-concept layout. Kitchen features ample cabinetry, corner pantry, S/S appliances & peninsula island overlooking a bright dining/living area w/ hardwood floors & cozy corner fireplace. Main floor also includes a guest bath & garage access. Upstairs offers 2 KING-SIZED PRIMARY SUITES, each w/ W/I closets & private 4pc baths. Fully finished basement boasts a large rec room (could add 3rd bed), full 4pc bath & plenty of storage. SOUTH-FACING fenced yard w/ deckâ€”perfect for relaxing! Prime location steps to Lakeland School, parks, trails, shopping & more. Quiet, well-run complex = ideal place to call home!

Built in 2002

### Essential Information

MLS® #	E4446571
Price	\$399,808
Bedrooms	2
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,433
Acres	0.00



Year Built	2002
Type	Condo / Townhouse
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

### Community Information

Address	52 155 Crocus Crescent
Area	Sherwood Park
Subdivision	Clarkdale Meadows
City	Sherwood Park
County	ALBERTA
Province	AB
Postal Code	T8H 2M4

### Amenities

Amenities	Deck, Parking-Visitor
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

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

### Additional Information

Date Listed	July 8th, 2025
Days on Market	1

Zoning	Zone 25
Condo Fee	\$196

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 July 9th, 2025 at 1:32pm MDT