

\$539,900 - 73 Cactus Way, Sherwood Park

MLS® #E4435043

\$539,900

4 Bedroom, 3.50 Bathroom, 1,786 sqft

Single Family on 0.00 Acres

Clover Bar Ranch, Sherwood Park, AB

Welcome to this beautifully updated 1,779 sq ft home featuring 3+1 bedrooms and 3.5 bathrooms. Recently updated, this home offers a fresh, modern feel with new vinyl plank and hardwood flooring throughout. The main floor boasts two spacious living areas, a dedicated office, convenient laundry room, and a 2-piece bath—all freshly painted and move-in ready. The kitchen has been refreshed with an open lay out, ideal for everyday living and entertaining. Upstairs, you'll find two generously sized bedrooms, a stylish 3-piece bathroom, and a spacious primary suite complete with his-and-hers closets and a stunning 5-piece ensuite. The fully finished basement includes a fourth bedroom, another full bath with a walk-in shower, a large rec space, and the utility room. Enjoy year-round comfort with central A/C and a water softener. The insulated double garage keeps your vehicles warm in winter, while the charming front porch is the perfect spot for morning coffee or evening chats.

Built in 1993

Essential Information

MLS® # E4435043

Price \$539,900

Bedrooms 4



Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,786
Acres	0.00
Year Built	1993
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	73 Cactus Way
Area	Sherwood Park
Subdivision	Clover Bar Ranch
City	Sherwood Park
County	ALBERTA
Province	AB
Postal Code	T8H 1T2

Amenities

Amenities	Air Conditioner, Deck, Detectors Smoke, Hot Tub, Hot Water Natural Gas, No Smoking Home
Parking	Double Garage Detached

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Fan-Ceiling, Garage Opener, Refrigerator, Stove-Gas, Washer, Water Softener, Window Coverings, Hot Tub
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Direct Vent
Stories	3
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Vinyl
----------	-------------

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

School Information

Elementary	Lakeland Ridge
Middle	Lakeland Ridge
High	Salisbury Comp

Additional Information

Date Listed	May 7th, 2025
Days on Market	12
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 May 19th, 2025 at 6:17pm MDT