

## **\$315,000 - 24 901 Normandy Drive, Sherwood Park**

---

MLS® #E4445642

**\$315,000**

2 Bedroom, 2.50 Bathroom, 1,132 sqft

Condo / Townhouse on 0.00 Acres

Nottingham, Sherwood Park, AB

Welcome to this GORGEOUS 2 storey condo in Nottingham! This beauty offers an open and spacious main floor design with hardwood flooring. Featuring a large eat-in kitchen with a newer fridge & stove plus dining area. Generous living room with attractive gas fireplace. Upstairs are 2 bedrooms and both have beautiful 4 piece ensuites. The FULLY FINISHED BASEMENT features a huge family room, flex space, laundry room and storage space. Beautiful and private backyard with a gazebo and bbq with natural gas. Single attached garage plus room for a second car in front. Well managed complex and a great location close to parks, shopping, restaurants and public transportation. See this gorgeous condo today! Visit REALTOR® website for additional information.

Built in 1998

### **Essential Information**

MLS® #	E4445642
Price	\$315,000
Bedrooms	2
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,132
Acres	0.00



Year Built	1998
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	2 Storey
Status	Active

### Community Information

Address	24 901 Normandy Drive
Area	Sherwood Park
Subdivision	Nottingham
City	Sherwood Park
County	ALBERTA
Province	AB
Postal Code	T8A 5V7

### Amenities

Amenities	See Remarks
Parking	Single Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Alarm/Security System, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Corner
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Stucco
Exterior Features	Landscaped, Park/Reserve, Public Transportation, Schools, Shopping Nearby
Roof	Cedar Shakes
Construction	Wood, Stucco
Foundation	Concrete Perimeter

### Additional Information

Date Listed	July 3rd, 2025
Days on Market	12
Zoning	Zone 25
Condo Fee	\$399



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 15th, 2025 at 5:18pm MDT