

## \$659,900 - 104 Aldridge Crescent, Sherwood Park

MLS® #E4453807

**\$659,900**

3 Bedroom, 2.50 Bathroom, 2,052 sqft

Single Family on 0.00 Acres

Aspen Trails, Sherwood Park, AB

GORGEOUS family home in Aspen Trails, BACKING a scenic trail and just minutes from ABJ & Emerald Hills Park. Thoughtfully designed with family in mind, this 3 bed, 2.5 bath home offers a bright, open layout with vinyl plank flooring throughout the main level. The kitchen features ample cabinetry, stainless steel appliances & a quartz island overlooking the dining area and cozy living room with fireplace. A main floor den provides the perfect home office, while laundry and a guest bath complete the level. Upstairs, enjoy a spacious bonus room, king-sized primary retreat with walk-in closet & luxurious 5pc ensuite. Two additional bedrooms are generous in size, complemented by a 4pc bath. The unfinished basement offers endless possibilities for a future rec room or extra bedrooms. ENJOY the beautifully landscaped, fenced yard with deck, lush privacy hedges & direct access to the walking trail. Located on a quiet street in a family-friendly community close to schools, parks & amenities!

Built in 2015

### Essential Information

MLS® # E4453807

Price \$659,900

Bedrooms 3



|                |                        |
|----------------|------------------------|
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 2,052                  |
| Acres          | 0.00                   |
| Year Built     | 2015                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 104 Aldridge Crescent |
| Area        | Sherwood Park         |
| Subdivision | Aspen Trails          |
| City        | Sherwood Park         |
| County      | ALBERTA               |
| Province    | AB                    |
| Postal Code | T8H 0Y2               |

### Amenities

|           |                                                                                                      |
|-----------|------------------------------------------------------------------------------------------------------|
| Amenities | Ceiling 9 ft., Closet Organizers, Deck, Detectors Smoke, No Smoking Home, Vinyl Windows, See Remarks |
| Parking   | Double Garage Attached                                                                               |

### Interior

|                   |                                                                                                                                                           |
|-------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                          |
| Appliances        | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Microwave, Refrigerator, Storage Shed, Stove-Electric, Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas                                                                                                                                 |
| Fireplace         | Yes                                                                                                                                                       |
| Fireplaces        | Stone Facing                                                                                                                                              |
| Stories           | 2                                                                                                                                                         |
| Has Basement      | Yes                                                                                                                                                       |
| Basement          | Full, Unfinished                                                                                                                                          |

### Exterior

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

|                   |                                                                                                                                        |
|-------------------|----------------------------------------------------------------------------------------------------------------------------------------|
| Exterior Features | Backs Onto Park/Trees, Cul-De-Sac, Fenced, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks |
| Roof              | Asphalt Shingles                                                                                                                       |
| Construction      | Wood, Vinyl                                                                                                                            |
| Foundation        | Concrete Perimeter                                                                                                                     |

**School Information**

|            |                |
|------------|----------------|
| Elementary | MILLS HAVEN    |
| Middle     | CLOVER BAR JR  |
| High       | SALISBURY COMP |

**Additional Information**

|                |                   |
|----------------|-------------------|
| Date Listed    | August 20th, 2025 |
| Days on Market | 3                 |
| 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 23rd, 2025 at 1:47pm MDT