

## \$449,900 - 141 Lilac Lane, Sherwood Park

MLS® #E4431550

**\$449,900**

3 Bedroom, 2.50 Bathroom, 1,692 sqft

Single Family on 0.00 Acres

Clarkdale Meadows, Sherwood Park, AB

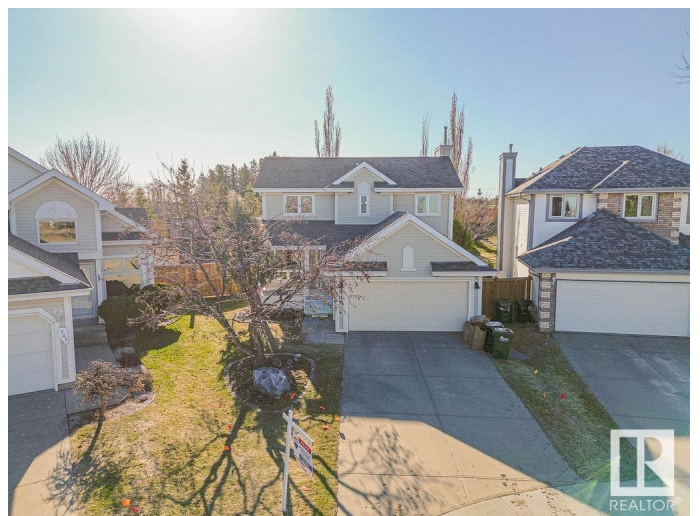
Beautiful original owner home in Clarkdale Meadows! Welcome to this exceptional two-story home, nestled in a quiet cul-de-sac in the sought-after community in Sherwood Park. This residence offers timeless appeal, and a peaceful setting ideal for family living. From the moment you arrive, you'll appreciate the welcoming front porch and impressive curb appeal. Step inside to a warm and inviting main floor featuring a bright, spacious family room with a cozy fireplace. The highlight of the home is the stunning three-season room, where you can enjoy the beauty of your surroundings year-round in total comfort. Natural light floods the living spaces, enhancing the home's bright, airy atmosphere. Upstairs, you'll find well-sized bedrooms that offer flexibility for growing families, home offices, or guest rooms. Step outside to your private backyard retreat an expansive, fully landscaped pie-shaped lot with a tranquil pond, mature trees, and a back deck. This home offers the perfect blend of comfort, space and location!

Built in 1994

### Essential Information

MLS® # E4431550

Price \$449,900



Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,692
Acres	0.00
Year Built	1994
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	141 Lilac Lane
Area	Sherwood Park
Subdivision	Clarkdale Meadows
City	Sherwood Park
County	ALBERTA
Province	AB
Postal Code	T8N 1W1

### Amenities

Amenities	Deck, Front Porch
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Cul-De-Sac, Fenced, Landscaped
Roof	Asphalt Shingles
Construction	Wood, Vinyl

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      April 17th, 2025

Days on Market                4

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 April 21st, 2025 at 12:17am MDT