

\$599,900 - 2 Kirklees Crescent, Sherwood Park

MLS® #E4433438

\$599,900

4 Bedroom, 3.50 Bathroom, 2,208 sqft

Single Family on 0.00 Acres

Nottingham, Sherwood Park, AB

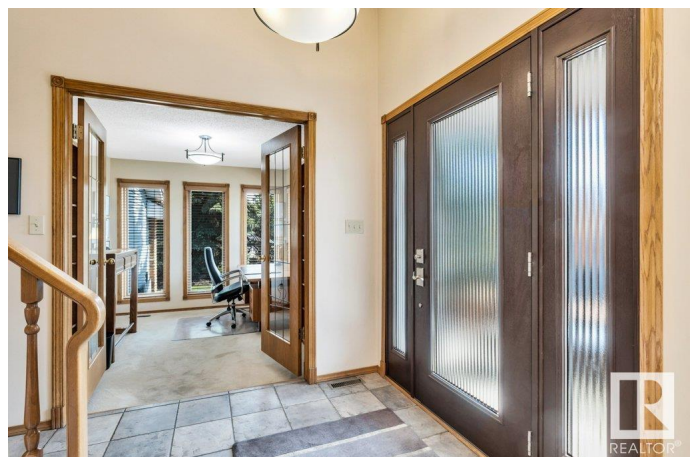
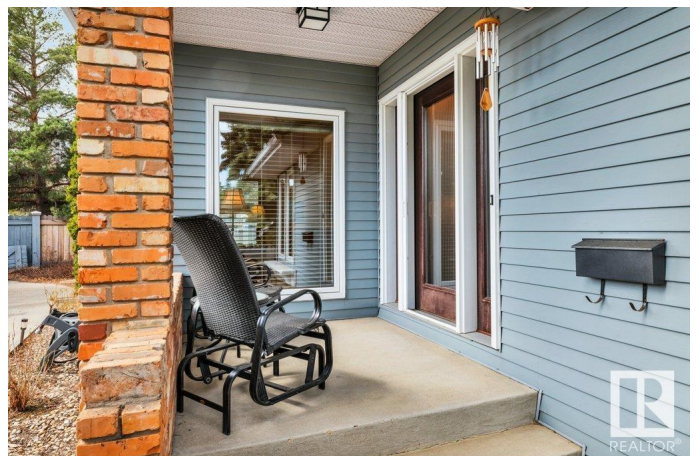
Welcome to 2 Kirklees Crescent—a well-maintained home tucked away in a quiet corner of desirable Nottingham! This spacious 2-storey offers over 2,200 sqft. of family-focused living space with 4 bedrooms and 3.5 bathrooms. The home has lots of major upgrades already completed: Pella windows (2011), cedar roof (2018), hot water tank (2018), and two furnaces (2008). The main floor features a bright living room with a wood-burning fireplace, a formal dining room, and a large kitchen. Upstairs, you'll find 3 spacious bedrooms, including a primary suite with a 5-piece ensuite. A 4th bedroom, additional living room, and a second kitchenette complete the basement. Outside, enjoy multiple private sitting areas around the home with plenty of quiet areas protected from the wind. There's also a generous RV parking pad with a moveable fence—perfect for a trailer or motorhome. All this, just steps from Ball Lake, walking trails, playgrounds, and top-rated schools—an incredible opportunity in a prime location!

Built in 1987

Essential Information

MLS® # E4433438

Price \$599,900



Bedrooms	4
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	2,208
Acres	0.00
Year Built	1987
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	2 Kirklees Crescent
Area	Sherwood Park
Subdivision	Nottingham
City	Sherwood Park
County	ALBERTA
Province	AB
Postal Code	T8A 5H3

Amenities

Amenities	Deck, Hot Water Natural Gas, No Animal Home, No Smoking Home
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Freezer, Hood Fan, Refrigerator, Stove-Gas, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Brick Facing
Stories	3
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Brick, Vinyl
Exterior Features	Corner Lot, Cul-De-Sac, Fenced, Flat Site, Golf Nearby, Landscaped,

No Back Lane, No Through Road, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby

Roof	Cedar Shakes
Construction	Wood, Brick, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	April 30th, 2025
Days on Market	6
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 6th, 2025 at 11:02am MDT