

\$425,000 - 22 201 Bothwell Drive, Sherwood Park

MLS® #E4461233

\$425,000

3 Bedroom, 3.00 Bathroom, 1,039 sqft
Condo / Townhouse on 0.00 Acres

Strathcona Village, Sherwood Park, AB

Welcome to this beautifully maintained home in a sought-after 55+ community. The spacious kitchen features crisp white cabinetry, sleek black counters, and a stylish tile backsplash. Enjoy cozy evenings by the living room fireplace or take in the natural light from the bay window. The primary suite offers a walk-in closet and private ensuite. A versatile front flex room can serve as a bedroom, dining area, or home office. Step out onto the expansive south-facing deck overlooking a serene green space with mature trees. The mostly finished basement includes a second fireplace, large rec area, guest bedroom, full bath, and ample storage. Double attached garage and thoughtful touches throughout make this home move-in ready.

Built in 1999

Essential Information

MLS® #	E4461233
Price	\$425,000
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,039
Acres	0.00
Year Built	1999



Type	Condo / Townhouse
Sub-Type	Half Duplex
Style	Bungalow
Status	Active

Community Information

Address	22 201 Bothwell Drive
Area	Sherwood Park
Subdivision	Strathcona Village
City	Sherwood Park
County	ALBERTA
Province	AB
Postal Code	T8H 2C8

Amenities

Amenities	Deck
Parking	Double Garage Attached

Interior

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

Exterior

Exterior	Wood, Vinyl
Exterior Features	Landscaped, Private Setting, Public Transportation, Shopping Nearby, Treed Lot
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	October 7th, 2025
-------------	-------------------

Days on Market	13
Zoning	Zone 25
Condo Fee	\$171

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 October 20th, 2025 at 8:32am MDT