

# \$459,900 - 155 Marion Drive, Sherwood Park

MLS® #E4429173

**\$459,900**

3 Bedroom, 2.00 Bathroom, 998 sqft  
Single Family on 0.00 Acres

Mills Haven, Sherwood Park, AB

Tucked onto a quiet street in Mills Haven you will find this beautifully maintained bungalow featuring AC, 3 bedrooms, 2 baths, DOUBLE GARAGE plus NEWER ROOF & WINDOWS. Hardwood floors throughout the living room with bay window. Family sized kitchen offers plenty of cabinets & island that look over the dining room. King sized primary suite with BI closet organizers. 2 more bedrooms are both generous in size & UPDATED 4pc main bath complement the functional layout. The basement is fully finished with vinyl flooring through the massive rec room with fireplace, den, UPDATED 3pc bath & tons of storage. LOVE the fenced & landscaped yard with stone patio, deck & 3 season sunroom. You are steps away from Mills Haven Elementary & Clover Bar Junior High, as well as Sherwood Park Mall, Broadmoor Golf Course & all amenities that being in central Sherwood Park has to offer. This is the perfect place to call home.

Built in 1970

## Essential Information

MLS® #	E4429173
Price	\$459,900
Bedrooms	3
Bathrooms	2.00



Full Baths	2
Square Footage	998
Acres	0.00
Year Built	1970
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### **Community Information**

Address	155 Marion Drive
Area	Sherwood Park
Subdivision	Mills Haven
City	Sherwood Park
County	ALBERTA
Province	AB
Postal Code	T8A 6C5

### **Amenities**

Amenities	Air Conditioner, Sprinkler Sys-Underground, Sunroom, See Remarks
Parking	Double Garage Detached

### **Interior**

Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Built-In, Oven-Microwave, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Tile Surround
Stories	2
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Stucco
Exterior Features	Fenced, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Stucco

Foundation            Concrete Perimeter

### **School Information**

Elementary            MILLS HAVEN  
Middle                 CLOVER BAR JR H  
High                    SALISBURY COMP

### **Additional Information**

Date Listed            April 4th, 2025  
Days on Market      1  
Zoning                 Zone 25

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Listing information last updated on April 5th, 2025 at 4:47am MDT