

Courtesy Of David Lam Of Exp Realty

## \$275,000 - 255 Woodbridge Way, Sherwood Park

MLS® #E4423377

**\$275,000**

4 Bedroom, 2.00 Bathroom, 873 sqft  
Condo / Townhouse on 0.00 Acres

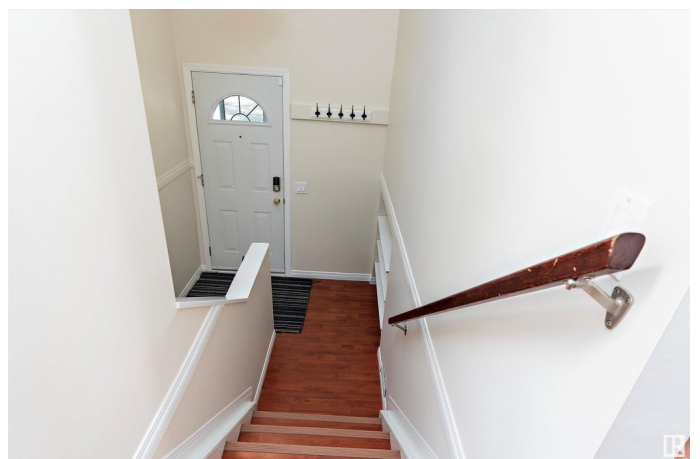
Woodbridge Farms, Sherwood Park, AB

Welcome to this charming 4-bedroom bi-level townhouse in Woodbridge Farms, a safe, family-friendly community surrounded by parks, trails & a scenic lake. Perfect for year-round activities. This freshly painted home is ideal for those who prefer minimal stairs, love large basement windows & enjoy a carpet-free lifestyle. The bright kitchen with a moveable island flows into the dining area a spacious living room. Two large bedrooms & an upgraded 3-piece bath with a glass & tile shower complete the main level. Downstairs offers two more bedrooms, a 4-piece bath, a generous rec room & a large utility/laundry room with extra storage. Step outside to your private, fully fenced patio with a newer two-tier maintenance-free deck—perfect for BBQs. Central vacuum system with automatic floor sweep inlets makes cleaning a breeze! Your energized parking stall is right outside the front door. Well-managed complex with many recent exterior upgrades, ie, windows, shingles, stucco, fence & parking lot paving. Let's move in

Built in 1978

### Essential Information

MLS® #	E4423377
Price	\$275,000



Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	873
Acres	0.00
Year Built	1978
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	Bi-Level
Status	Active

### **Community Information**

Address	255 Woodbridge Way
Area	Sherwood Park
Subdivision	Woodbridge Farms
City	Sherwood Park
County	ALBERTA
Province	AB
Postal Code	T8A 3Y3

### **Amenities**

Amenities	Deck, Detectors Smoke, No Animal Home, Parking-Visitor
Parking	Stall

### **Interior**

Appliances	Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Stucco
Exterior Features	Fenced, Golf Nearby, Landscaped, Park/Reserve, Playground Nearby, Public Transportation, Schools
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

## **Additional Information**

Date Listed February 28th, 2025

Days on Market 14

Zoning Zone 25

Condo Fee \$364

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 March 14th, 2025 at 9:17am MDT