

\$529,900 - 69 Dawson Drive, Sherwood Park

MLS® #E4429740

\$529,900

2 Bedroom, 2.00 Bathroom, 1,036 sqft

Single Family on 0.00 Acres

Davidson Creek, Sherwood Park, AB

Visit REALTOR® website for additional information AWESOME BI-LEVEL w/FINISHED BASEMENT, in the sought after community of Davidson Creek! The main level features two spacious bedrooms, both filled with natural light. The lower level boasts a third bedroom, perfect for guests or a home office. There are two full bathrooms in the home, with a 4-piece bath on each level. The lower level also includes a GAS FIREPLACE, providing warmth and ambiance on cooler evenings. OVERSIZED HEATED, DOUBLE ATTACHED GARAGE with LED lighting. Outside, enjoy a MAINTENANCE-FREE DECK, ideal for relaxing or entertaining, along with a NEWLY POURED CONCRETE driveway and sidewalk that enhance the home's curb appeal. The property features RV PARKING, providing extra space for your recreational vehicles. The home BACKS ONTO a GREEN SPACE, giving you beautiful views and extra privacy. NEWER ROOF AND H.E FURNACE, this home is as efficient as it is comfortable, making it a perfect choice for anyone looking for a move-in-ready property.

Built in 1993

Essential Information

MLS® # E4429740

Price \$529,900



Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,036
Acres	0.00
Year Built	1993
Type	Single Family
Sub-Type	Detached Single Family
Style	Bi-Level
Status	Active

Community Information

Address	69 Dawson Drive
Area	Sherwood Park
Subdivision	Davidson Creek
City	Sherwood Park
County	ALBERTA
Province	AB
Postal Code	T8H 1T7

Amenities

Amenities	Deck, Vinyl Windows, See Remarks
Parking	2 Outdoor Stalls, Double Garage Detached, Heated, Insulated, Over Sized, See Remarks

Interior

Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Refrigerator, Stove-Electric, Vacuum System Attachments, Vacuum Systems, Washer, Window Coverings, See Remarks
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Brick Facing
Stories	2
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Backs Onto Park/Trees, Corner Lot, Fenced, Flat Site, Landscaped,

	Public Transportation, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	April 8th, 2025
Days on Market	23
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 1st, 2025 at 9:17pm MDT