

## \$250,000 - 82 2131 Oak Street, Sherwood Park

MLS® #E4440106

**\$250,000**

4 Bedroom, 1.50 Bathroom, 1,192 sqft

Condo / Townhouse on 0.00 Acres

Broadmoor Estates, Sherwood Park, AB

Welcome to Broadmoor Lake, a desirable condo complex in the heart of Sherwood Park, just steps away from Broadmoor Park, Festival Place, Kinsman Pool, Sherwood Park Library, the mall and so much more, making this a perfect starter home or investment property! You are invited into find modern vinyl plank flooring throughout a bright & spacious living & dining room. The UPDATED kitchen offers plenty of cabinets, stainless steel appliances & access to the fenced & landscaped yard. A guest bath compliments the functional layout. Moving upstairs you will find a king sized primary bedroom, 2 additional bedrooms & 4pc bathroom. Moving down to the fully finished basement with 4th bedroom & tons of storage. NEWER WINDOWS, ROOF, FURNACE & HOT WATER TANK. 2 parking stalls plus visitor parking. Low condo fees, a well managed complex & PET FRIENDLY! Get ready to make this your home today!

Built in 1983

### Essential Information

|            |           |
|------------|-----------|
| MLS® #     | E4440106  |
| Price      | \$250,000 |
| Bedrooms   | 4         |
| Bathrooms  | 1.50      |
| Full Baths | 1         |



|                |                   |
|----------------|-------------------|
| Half Baths     | 1                 |
| Square Footage | 1,192             |
| Acres          | 0.00              |
| Year Built     | 1983              |
| Type           | Condo / Townhouse |
| Sub-Type       | Townhouse         |
| Style          | 2 Storey          |
| Status         | Active            |

### Community Information

|             |                    |
|-------------|--------------------|
| Address     | 82 2131 Oak Street |
| Area        | Sherwood Park      |
| Subdivision | Broadmoor Estates  |
| City        | Sherwood Park      |
| County      | ALBERTA            |
| Province    | AB                 |
| Postal Code | T8A 4W9            |

### Amenities

|           |                            |
|-----------|----------------------------|
| Amenities | Vinyl Windows, See Remarks |
| Parking   | 2 Outdoor Stalls           |

### Interior

|              |   |
|--------------|---|
| Appliances   | Dishwasher-Built-In, Dryer, Freezer, Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating      | Forced Air-1, Natural Gas   |
| Stories      | 3   |
| Has Basement | Yes   |
| Basement     | Full, Finished  |

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, Vinyl  |
| Exterior Features | Fenced, Golf Nearby, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Vinyl  |
| Foundation        | Concrete Perimeter   |

### School Information

|            |                  |
|------------|------------------|
| Elementary | PINE STREET      |
| Middle     | SHERWOOD HEIGHTS |
| High       | SALISBURY COMP   |

### **Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | June 3rd, 2025 |
| Days on Market | 9              |
| Zoning         | Zone 25        |
| Condo Fee      | \$484          |

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Listing information last updated on June 13th, 2025 at 3:32am MDT