

\$620,000 - 32 Signature Cove, Sherwood Park

MLS® #E4449097

\$620,000

2 Bedroom, 3.00 Bathroom, 1,357 sqft

Condo / Townhouse on 0.00 Acres

Summerwood, Sherwood Park, AB

Welcome to EXECUTIVE LIVING in a quiet cul-de-sac. This IMMACULATE half duplex offers 2576 sq.ft. with 2 bedrooms, 2 flex rooms, and 3 full bathrooms. A spacious entrance with ceramic tile and 10ft ceilings leads to a stunning living room with 14ft vaulted ceilings and a stone gas fireplace. The GORGEOUS kitchen features abundant cabinetry, granite countertops, high-end appliances, and a large corner pantry. The primary bedroom boasts new flooring, a renovated 5-piece ensuite with large shower, double sinks, and a WIC. The main floor includes laundry, a 4-piece bathroom, and an office/flex room. A wide staircase with a stairlift leads to a fully developed basement with 9ft ceilings, a family/rec room, lounge, 2-sided gas fireplace, wet bar with sink and wine cooler, a large bedroom, a 3-piece bathroom, and a flex/crafts room. Enjoy a private deck, AC, underground sprinklers, a heated double garage, Gemstone outdoor lights, and low condo fees covering all lawn and snow care.

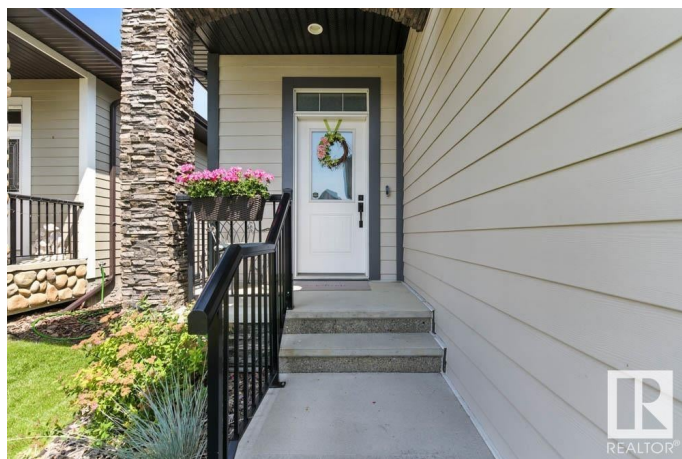
Built in 2013

Essential Information

MLS® # E4449097

Price \$620,000

Bedrooms 2



Bathrooms	3.00
Full Baths	3
Square Footage	1,357
Acres	0.00
Year Built	2013
Type	Condo / Townhouse
Sub-Type	Half Duplex
Style	Bungalow
Status	Active

Community Information

Address	32 Signature Cove
Area	Sherwood Park
Subdivision	Summerwood
City	Sherwood Park
County	ALBERTA
Province	AB
Postal Code	T8H 0W8

Amenities

Amenities	Air Conditioner, Ceiling 10 ft., No Animal Home, No Smoking Home, Patio, Sprinkler Sys-Underground, Vaulted Ceiling, 9 ft. Basement Ceiling
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Garburator, Microwave Hood Fan, Refrigerator, Stove-Countertop Electric, Washer, Water Softener, Window Coverings, Wine/Beverage Cooler, TV Wall Mount
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Mantel, Stone Facing
Stories	2
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Stone, Hardie Board Siding
----------	----------------------------------

Exterior Features	Cul-De-Sac, Fenced, Landscaped, Low Maintenance Landscape, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Hardie Board Siding
Foundation	Concrete Perimeter

Additional Information

Date Listed	July 22nd, 2025
Days on Market	12
Zoning	Zone 25
Condo Fee	\$277

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 August 3rd, 2025 at 3:17pm MDT