$399,988 - 21 Augustine Crescent, Sherwood Park

MLS® #E4442332

$399,988

4 Bedroom, 3.50 Bathroom, 1,426 sqft
Condo / Townhouse on 0.00 Acres

Aspen Trails, Sherwood Park, AB

Welcome to Aspen Trails! This 4-BED, 4-BATH bareland condo half duplex packs nearly 2,000 sqft of well-used living space with all the comforts of home. SOUTH-FACING fenced yard? Perfect for pets and sunny afternoons. A cozy FIREPLACE? Yes, please. Open-concept layout, MARBLE counters, STAINLESS STEEL appliances, and SECOND-FLOOR LAUNDRY make daily life smoother. Two FLEX LIVING ROOM areas give you optionsâ€"home office, playroom, or a quiet reading nook. The FULLY FINISHED BASEMENT adds even more room to stretch out, host guests, or set up that gym you've been meaning to start. With a SINGLE ATTACHED GARAGE, low condo fees ($330.41!), and a family-friendly vibe, this home checks all the boxes. You're just minutes from parks, schools, shopping, and trailsâ€"so whether you're into morning walks, evening fires, or simply not sharing a bathroom, this place has you covered.

Built in 2016

Essential Information

MLS® #	E4442332
Price	$399,988
Bedrooms	4
Bathrooms	3.50

Full Baths	3
Half Baths	1
Square Footage	1,426
Acres	0.00
Year Built	2016
Type	Condo / Townhouse
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

Community Information

Address	21 Augustine Crescent
Area	Sherwood Park
Subdivision	Aspen Trails
City	Sherwood Park
County	ALBERTA
Province	AB
Postal Code	T8H 0X3

Amenities

Amenities	Off Street Parking, Air Conditioner, Deck, Detectors Smoke, Parking-Extra, Vinyl Windows, HRV System, Natural Gas BBQ Hookup
Parking Spaces	2
Parking	Single Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher - Energy Star, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Stove-Electric, Washer, Window Coverings, Refrigerators-Two, TV Wall Mount, Curtains and Blinds
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Mantel, Stone Facing
Stories	3
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Fenced, Low Maintenance Landscape, No Back Lane, Picnic Area, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

School Information

Elementary	MILLS HAVEN ELE
Middle	CLOVER BAR JR H
High	SALISBURY COMP

Additional Information

Date Listed	June 13th, 2025
Days on Market	3
Zoning	Zone 25
Condo Fee	$330