# \$657,498 - 107 Newbury CI, Sherwood Park

MLS® #E4424477

## \$657,498

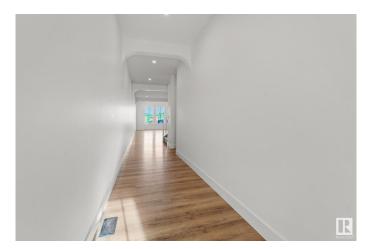
3 Bedroom, 2.50 Bathroom, 2,072 sqft Single Family on 0.00 Acres

Salisbury Village, Sherwood Park, AB

Welcome to another quality build by Launch Homes! Discover the charm of Salisbury Village w/ our pre-selling opportunity featuring 2 exquisite modern farmhouse models. This 2,072 sqft 3 bed 3 bath home greets you w/ soaring 9' ceilings & 8' doors. Luxury vinyl plank flooring adds both durability and elegance. The kitchen features custom cabinetry, quartz counters, SS appliances & a built-in pantry. Upstairs, 8' ceilings continue to enhance the sense of space. Bedrooms are carpeted w/ blackout blinds for privacy. Bathrms & the laundry area are finished w/ high-quality tile & the custom tiled ensuite shower adds luxury. Black plumbing fixtures, flush mount pot lights & designer light fixtures contribute to the contemporary design. The unfinished basement with 9' ceilings offers endless customization. Additional features include energy-efficient triple pane crank-out windows w/ black exterior & white interior & a double attached garage. These meticulously designed duplexes are perfect for modern living.







Built in 2024

## **Essential Information**

MLS® # E4424477
Price \$657,498

Bedrooms 3

Bathrooms 2.50

Full Baths 2

Half Baths 1

Square Footage 2,072

Acres 0.00

Year Built 2024

Type Single Family

Sub-Type Half Duplex

Style 2 Storey

Status Active

# **Community Information**

Address 107 Newbury Cl

Area Sherwood Park

Subdivision Salisbury Village

City Sherwood Park

County ALBERTA

Province AB

Postal Code T8B 0C4

#### **Amenities**

Amenities Ceiling 9 ft., See Remarks, 9 ft. Basement Ceiling

Parking Double Garage Attached

## Interior

Interior Features ensuite bathroom

Appliances Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave

Hood Fan, Refrigerator, Stove-Electric, Washer

Heating Forced Air-1, Natural Gas

Stories 2

Has Basement Yes

Basement Full, Unfinished

### **Exterior**

Exterior Wood, Hardie Board Siding

Exterior Features Playground Nearby, Schools, Shopping Nearby

Roof Asphalt Shingles

Construction Wood, Hardie Board Siding

Foundation Concrete Perimeter

## **Additional Information**

Date Listed March 7th, 2025

Days on Market 43

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 April 19th, 2025 at 5:32am MDT