

\$659,000 - 447 Forrest Drive, Sherwood Park

MLS® #E4439226

\$659,000

4 Bedroom, 3.00 Bathroom, 1,668 sqft

Single Family on 0.16 Acres

Forrest Greens, Sherwood Park, AB

Corner 2,340+ Sq.Ft house tucked away in a quiet cul-de-sac in desirable Forrest Greens, this custom-built bi-level offers the perfect blend of space, upgrades, and location. Enjoy RV parking, plus 3-4 car driveway and an oversized heated garage for 2-3 vehicles with hot/cold taps and floor drain. The main level features hardwood flooring, vaulted ceilings, gas fireplace, granite kitchen with eat-at island, and an extra-long walk-in pantry. A main-floor bedroom with full bath, while upstairs the private primary suite includes a walk-in closet and air jet tub. The fully finished basement offers 9' ceilings, two oversized bedrooms, full bath, and a family room. Outside, enjoy a large deck, patio, and fire-pit ideal for entertaining. Includes central A/C, TV unit/workshop in the Garage, a Combi-Boiler for on-demand hot water and in-floor heating, and an in-built music system with speakers throughout the home. Steps from Strathcona Athletic Park, walking trails, schools, shopping, cinema, and more.

Built in 2006

Essential Information

MLS® # E4439226

Price \$659,000

Bedrooms 4



| | |
|----------------|------------------------|
| Bathrooms | 3.00 |
| Full Baths | 3 |
| Square Footage | 1,668 |
| Acres | 0.16 |
| Year Built | 2006 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | Bi-Level |
| Status | Active |

Community Information

| | |
|-------------|-------------------|
| Address | 447 Forrest Drive |
| Area | Sherwood Park |
| Subdivision | Forrest Greens |
| City | Sherwood Park |
| County | ALBERTA |
| Province | AB |
| Postal Code | T8A 6L2 |

Amenities

| | |
|-----------|---|
| Amenities | Air Conditioner, Ceiling 9 ft., Deck, Hot Wtr Tank-Energy Star, No Smoking Home, Vaulted Ceiling, Vinyl Windows |
| Parking | Double Garage Attached |

Interior

| | |
|-------------------|--|
| Interior Features | ensuite bathroom |
| Appliances | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Refrigerator, Stove-Electric, Washer, See Remarks, Microwave Hood Fan-Two, Curtains and Blinds, Garage Heater |
| Heating | Forced Air-1, Natural Gas |
| Stories | 3 |
| Has Suite | Yes |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Vinyl |
| Exterior Features | Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |

| | |
|--------------|--------------------|
| Construction | Wood, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|----------------|
| Date Listed | May 28th, 2025 |
| Days on Market | 10 |
| Zoning | Zone 25 |

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Listing information last updated on June 7th, 2025 at 5:33pm MDT