

## \$484,450 - 1990 Glenmore Avenue, Sherwood Park

MLS® #E4438395

**\$484,450**

3 Bedroom, 2.50 Bathroom, 1,803 sqft

Single Family on 0.00 Acres

Broadmoor, Sherwood Park, AB

Serviced, livable, and priced to reflect the work needed—this is your chance to breathe new life into a one-of-a-kind home in Sherwood Park’s best-kept secret. Ideal for contractors, renovators, or families with vision, this property sits on a rare  $\pm 905\text{m}^2$  lot backing onto peaceful forest & the golf course. With over 1,800 sq ft of living space, cozy living rooms, a fireplace, and a bright atrium, there’s already plenty to love. The 550 sq ft addition is a major reno project—not for the faint of heart—but offers huge potential for a dream kitchen, sunlit family room, or custom indoor-outdoor space. The lower level is framed and roughed-in, ready for development into a rec room, extra bedroom, oversized bathroom, laundry, and storage. Strong bones, a premium lot, and endless potential—bring your ideas and make it your own.

Built in 1964

### Essential Information

MLS® #	E4438395
Price	\$484,450
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1



Square Footage	1,803
Acres	0.00
Year Built	1964
Type	Single Family
Sub-Type	Detached Single Family
Style	3 Level Split
Status	Active

### Community Information

Address	1990 Glenmore Avenue
Area	Sherwood Park
Subdivision	Broadmoor
City	Sherwood Park
County	ALBERTA
Province	AB
Postal Code	T8A 2G5

### Amenities

Amenities	Off Street Parking, On Street Parking, Crawl Space, Hot Water Natural Gas, No Smoking Home, Vaulted Ceiling
Parking	Single Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Microwave Hood Fan, Oven-Built-In, Refrigerator, Storage Shed, Stove-Countertop Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Corner
Stories	2
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Wood, Stucco
Exterior Features	Backs Onto Park/Trees, Fenced, Flat Site, Golf Nearby, Low Maintenance Landscape, No Back Lane, Public Transportation, Schools, Shopping Nearby, Vegetable Garden
Roof	Asphalt Shingles

Construction	Wood, Stucco
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	May 24th, 2025
Days on Market	23
Zoning	Zone 25

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