

# \$729,900 - 687 Meadowview Drive, Sherwood Park

MLS® #E4442702

**\$729,900**

3 Bedroom, 2.50 Bathroom, 2,131 sqft  
Single Family on 0.00 Acres

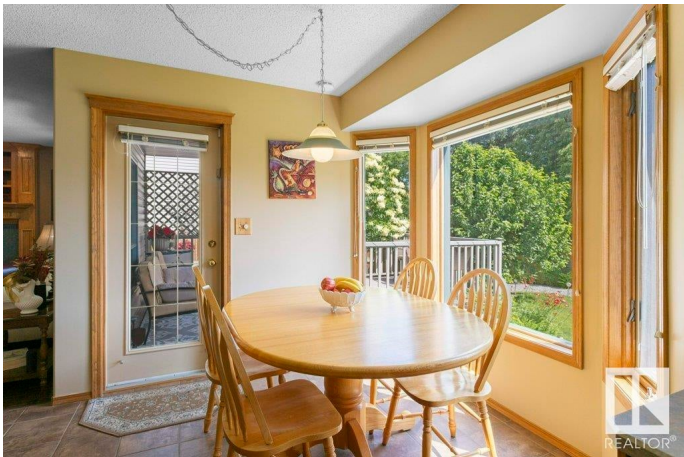
Clarkdale Meadows, Sherwood Park, AB

Are you seeking an impressive two story executive home backing McGhan Park? How about a private gate within of a playground & two tennis/pickleball courts? Walk your dogs here & even skate or play shinny hockey in Winter on the neighbourhood rink! This backyard is full of amazing trees, plants and shrubs: Apple tree, roses, peonies, lilac, Hostas and more. Genuine hardwood flooring covers the living, dining and family room areas. The entry, hallway & mainfloor bathroom flooring has ceramic tile. A v. generous layout and entertainers dream. Large backyard w gorgeous deck partially in shade and part in sun. Two gas fireplaces, one in primary bedroom and other in family room. Terrific entertainers paradise with an almost country club feel in back park area of this home.

Built in 1995

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4442702  |
| Price          | \$729,900 |
| Bedrooms       | 3         |
| Bathrooms      | 2.50      |
| Full Baths     | 2         |
| Half Baths     | 1         |
| Square Footage | 2,131     |



|            |                        |
|------------|------------------------|
| Acres      | 0.00                   |
| Year Built | 1995                   |
| Type       | Single Family          |
| Sub-Type   | Detached Single Family |
| Style      | 2 Storey               |
| Status     | Active                 |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 687 Meadowview Drive |
| Area        | Sherwood Park        |
| Subdivision | Clarkdale Meadows    |
| City        | Sherwood Park        |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T8H 1X9              |

### Amenities

|                |                                                                                                                                            |
|----------------|--------------------------------------------------------------------------------------------------------------------------------------------|
| Amenities      | Off Street Parking, On Street Parking, Air Conditioner, Deck, Hot Water Natural Gas, No Animal Home, No Smoking Home, Patio, Tennis Courts |
| Parking Spaces | 4                                                                                                                                          |
| Parking        | Double Garage Attached, Front Drive Access, Parking Pad Cement/Paved                                                                       |

### Interior

|                   |                                                                                                                                                                   |
|-------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                                  |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Microwave, Refrigerator, Storage Shed, Stove-Electric, Washer |
| Heating           | Forced Air-1, Natural Gas                                                                                                                                         |
| Fireplace         | Yes                                                                                                                                                               |
| Fireplaces        | Glass Door, Mantel, Oak Surround                                                                                                                                  |
| Stories           | 2                                                                                                                                                                 |
| Has Basement      | Yes                                                                                                                                                               |
| Basement          | Full, Unfinished                                                                                                                                                  |

### Exterior

|                   |                                                                                                                                                                                                |
|-------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Brick, Vinyl                                                                                                                                                                             |
| Exterior Features | Backs Onto Park/Trees, Fenced, Flat Site, Fruit Trees/Shrubs, Landscaped, Level Land, Low Maintenance Landscape, Park/Reserve, Playground Nearby, Recreation Use, Shopping Nearby, See Remarks |

|              |                    |
|--------------|--------------------|
| Roof         | Asphalt Shingles   |
| Construction | Wood, Brick, Vinyl |
| Foundation   | Concrete Perimeter |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | June 16th, 2025 |
| Days on Market | 6               |
| 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 June 22nd, 2025 at 7:17am MDT