

## \$459,000 - 17 Marion Drive, Sherwood Park

MLS® #E4455888

**\$459,000**

6 Bedroom, 2.50 Bathroom, 1,722 sqft

Single Family on 0.00 Acres

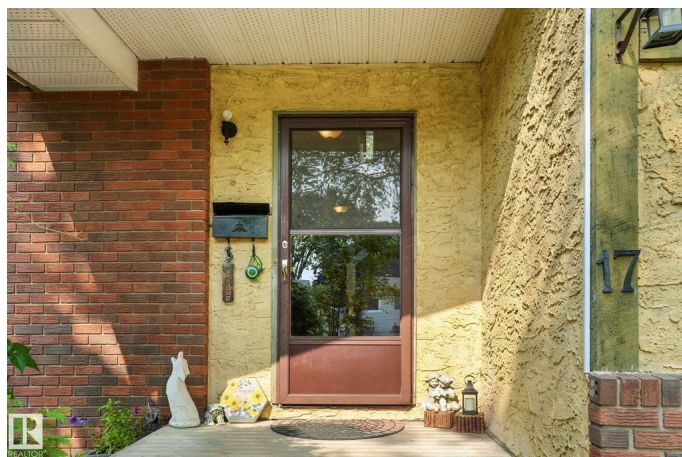
Mills Haven, Sherwood Park, AB

Welcome to this unique 6 bedroom home with 4 upstairs and 2 in the developed basement. Being mostly original the house could use some updating but there is a new front bay window in the fireplace living room, updated main bath and appliances are newer. There are 3 bathrooms including 3 piece in the basement plus a single attached garage. Outside you will find a very enjoyable backyard with patio, excellent shed and kids playhouse. Shingles are also newer so you have a great family home ready to go in the beautiful neighborhood of Mills Haven

Built in 1976

### Essential Information

|                |                        |
|----------------|------------------------|
| MLS® #         | E4455888               |
| Price          | \$459,000              |
| Bedrooms       | 6                      |
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 1,722                  |
| Acres          | 0.00                   |
| Year Built     | 1976                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |



Status Active

Community Information

Address 17 Marion Drive  
Area Sherwood Park  
Subdivision Mills Haven  
City Sherwood Park  
County ALBERTA  
Province AB  
Postal Code T8A 2G8

Amenities

Amenities Detectors Smoke  
Parking Single Garage Attached

Interior

Appliances Dishwasher-Built-In, Dryer, Refrigerator, Storage Shed, Stove-Electric, Washer  
Heating Forced Air-1, Natural Gas  
Stories 3  
Has Basement Yes  
Basement Full, Finished

Exterior

Exterior Wood, Stucco  
Exterior Features Fenced, Landscaped, Park/Reserve, Playground Nearby, Public Transportation, Schools, Shopping Nearby  
Roof Asphalt Shingles  
Construction Wood, Stucco  
Foundation Concrete Perimeter

Additional Information

Date Listed September 3rd, 2025  
Days on Market 14  
Zoning Zone 25

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Listing information last updated on September 17th, 2025 at 12:17pm MDT