# \$997,998 - 12 Newbury Ci, Sherwood Park

MLS® #E4449520

#### \$997,998

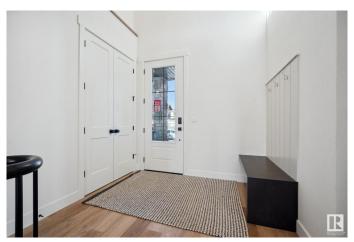
3 Bedroom, 2.50 Bathroom, 1,422 sqft Single Family on 0.00 Acres

Salisbury Village, Sherwood Park, AB

Another quality build by Launch Homes! This 1,422 sq ft luxury bungalow in Salisbury Village offers the perfect blend of comfort, style, and ease of livingâ€"an ideal fit for down sizers or retirees looking to simplify without compromise. Featuring 3 bedrooms, 2.5 bathrooms, and a flexible den space, this thoughtfully designed home showcases warm modern organic finishes inspired by Launch' Homes award-winning Empress Show home. The open-concept main floor includes built-in appliances, large island, and clean, elegant lines that create a functional and welcoming atmosphere. The basement is fully finished with golf simulatorâ€"readyâ€"perfect for year-round enjoyment or entertaining family and friends. Set in one of Sherwood Park's most sought-after neighbourhoods, this home is the perfect opportunity to settle into a quieter pace without giving up the quality and design you love. Estimated Possession: October 2025







Built in 2025

## **Essential Information**

MLS® # E4449520 Price \$997,998

Bedrooms 3
Bathrooms 2.50

Full Baths 2 Half Baths 1

Square Footage 1,422 Acres 0.00 Year Built 2025

Type Single Family

Sub-Type Detached Single Family

Style Bungalow

Status Active

# **Community Information**

Address 12 Newbury Ci
Area Sherwood Park
Subdivision Salisbury Village
City Sherwood Park

County ALBERTA

Province AB

Postal Code T8B 0E8

#### **Amenities**

Amenities Air Conditioner, See Remarks

Parking Double Garage Attached, Over Sized

#### 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, Finished

# **Exterior**

Exterior Wood, Stone, Hardie Board Siding

Exterior Features Playground Nearby, Public Transportation, Schools, Shopping Nearby

Roof Asphalt Shingles

Construction Wood, Stone, Hardie Board Siding

Foundation Concrete Perimeter

## **Additional Information**

Date Listed July 24th, 2025

Days on Market

Zoning Zone 25

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Listing information last updated on July 31st, 2025 at 10:02am MDT