

## \$699,000 - 1 Coachman Place, Sherwood Park

MLS® #E4442247

**\$699,000**

4 Bedroom, 3.00 Bathroom, 1,561 sqft

Single Family on 0.00 Acres

Clover Bar Ranch, Sherwood Park, AB

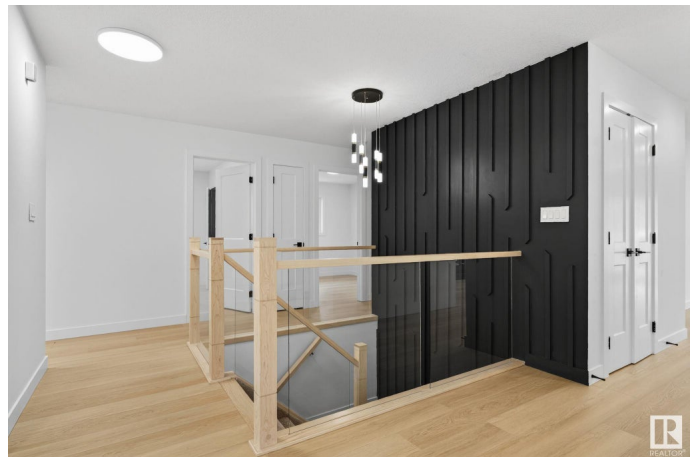
One-of-a-kind bungalow perfectly positioned on a quiet cul-de-sac in the prestigious Clover Bar Ranch. Welcome to 1 Coachman Place—a fully renovated, turn-key home that blends style, function, and location. From the moment you enter, you're greeted with a sun-filled open-concept living and dining space framed by oversized windows. The kitchen offers a generous island, full pantry, and seamless flow to the cozy family room with gas fireplace. Sliding patio doors lead to a private deck and a massive, south-facing backyard—ideal for summer entertaining. The main floor features a spacious primary suite with walk-in closet and 3-piece ensuite, plus two additional bedrooms and a full bath. The fully finished basement impresses with one more bedroom and flex space, a full bathroom, wet bar, expansive living and family areas, and dedicated laundry. Tucked away yet incredibly connected, enjoy quick access to transit, Sherwood Dr, Yellowhead Trail, and just minutes to schools, parks, and Sherwood Park Mall.

Built in 1988

### Essential Information

MLS® # E4442247

Price \$699,000



Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,561
Acres	0.00
Year Built	1988
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	1 Coachman Place
Area	Sherwood Park
Subdivision	Clover Bar Ranch
City	Sherwood Park
County	ALBERTA
Province	AB
Postal Code	T8H 1C1

### Amenities

Amenities	Deck, Front Porch, Wet Bar
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dryer, Hood Fan, Stove-Electric, Washer, Refrigerators-Two, Dishwasher-Two
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Glass Door
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Corner Lot, Cul-De-Sac, Fenced, Golf Nearby, Landscaped, Schools, Shopping Nearby, Treed Lot, See Remarks

Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	June 13th, 2025
Days on Market	2
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 15th, 2025 at 7:32pm MDT