

Courtesy Of Jerad A Cox Of Sterling Real Estate

# \$589,900 - 37 Manchester Drive, Sherwood Park

MLS® #E4458239

**\$589,900**

4 Bedroom, 2.00 Bathroom, 1,693 sqft  
Single Family on 0.00 Acres

Mills Haven, Sherwood Park, AB

Welcome to this unique hillside bungalow in the heart of Mill Haven, backing onto the picturesque Broadmoor Golf Course. With over \$40,000 in recent upgrades—including new flooring, windows, updated lighting, and fresh paint—this home seamlessly combines timeless Sherwood Park character with modern touches. The spacious open-concept layout, quaint functional kitchen, large front walkout patio, and tiered backyard make it an exceptional place to live. A standout feature is the heated, insulated hobby room/office in the yard—an ideal space for working from home or pursuing creative projects. For those with a green thumb, the backyard offers incredible potential to create a garden oasis that complements the serene golf course next door. Whether it's peaceful mornings overlooking the trees or summer evenings hosting BBQs, this property delivers an exceptional lifestyle in one of Sherwood Park's most desirable communities.

Built in 1973

## Essential Information

MLS® #	E4458239
Price	\$589,900
Lease Rate	\$23
Bedrooms	4



Bathrooms	2.00
Full Baths	2
Square Footage	1,693
Acres	0.00
Year Built	1973
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	37 Manchester Drive
Area	Sherwood Park
Subdivision	Mills Haven
City	Sherwood Park
County	ALBERTA
Province	AB
Postal Code	T8A 0T3

### Amenities

Amenities	Deck, Detectors Smoke
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Oven-Built-In, Refrigerator, Stove-Countertop Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Backs Onto Park/Trees, Fenced, Golf Nearby, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

## Additional Information

Date Listed September 17th, 2025

Days on Market 13

Zoning Zone 25

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