

# \$409,990 - 1046 Hearthstone Boulevard, Sherwood Park

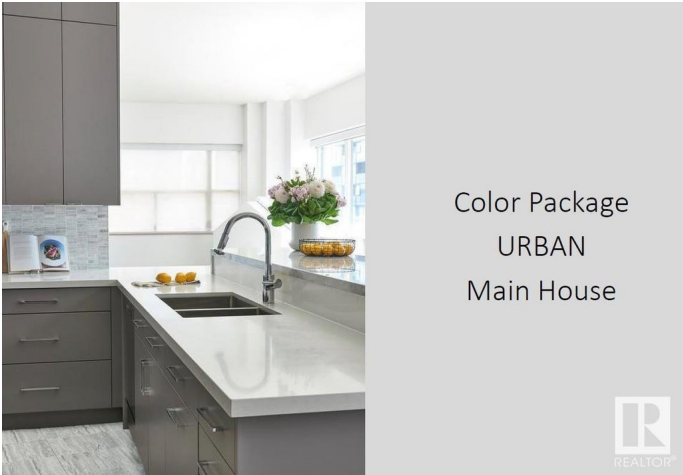
MLS® #E4433225





**\$409,990**

3 Bedroom, 2.50 Bathroom, 1,418 sqft  
Single Family on 0.00 Acres

Hearthstone (Strathcona), Sherwood Park, AB

Brand New Home by Mattamy Homes in the master planned community of Hearthstone. This stunning FISHER townhome offers 3 bedrooms & 2 1/2 bathrooms. The open concept and inviting main floor features 8' ceilings and a half bath. The kitchen is a cook's paradise, with included kitchen appliances, quartz countertops, waterline to fridge, and an island perfect for entertaining. Head upstairs to discover the walk-in laundry room, full 4 piece bath, and 3 bedrooms. The master is a true oasis, complete with a walk-in closet, luxurious ensuite and balcony! Enjoy the added benefits of this home including a double attached garage, no condo fees, basement bathroom rough-ins and front yard landscaping. Enjoy access to amenities including a playground and close access to schools, shopping, commercial, and recreational facilities, sure to compliment your lifestyle! UNDER CONSTRUCTION! First (2) photos are of the interior colors, rest are of the plan.



URBAN INCLUDED- MAIN			
*Selections may be substituted as required without notification to home 37530286			
<b>Kitchen/Stairs/2nd:</b>	<b>Bathrooms:</b>	<b>Kitchen Plumbing:</b>	<b>Additional Finishes:</b>
 Thermotool Cabinets Retro-Iron	 Thermotool Cabinets Retro-Iron	 Sink Blanco Essential U2 Dual Bowl Stainless Steel	 Interior Doors Carrera Door
 Quartz Countertop Maple White, Square Edge Profile	 Laminate Countertop White Carrera	 Faucet Adler Chrome	 Interior Door Hardware Winston Lever, Satin Nickel
 Tiled Backsplash Soho White Glossy 3x6 Horizontal Stacked Grout: Arctic White 640	 Tiled Backsplash Soho - Glossy 3x6 Horizontal Stacked Grout: Arctic White 640	 Tub/Shower Faucet Chateau Chrome Rain Shower Head for Ensuite	 STD 2 1/2" Base/Case
 Luxury Vinyl Flooring Quest XL - Vanishing Point *Handlifier Included*	 Luxury Vinyl Flooring Quest XL - Vanishing Point *Handlifier Included*	 Faucet Kilo Chrome	 Wall Paint SW - 6252 Ice Cube
 Cabinet Hardware: 2500	 Cabinet Hardware: 2500	 Sink Gerber Maxwell Top Mounted	 Splitter Ceiling Texture
 Carpet Dwellings Ascend - Chrome 927	 Dallie 12x24 Resilience Vitality White Grout: Warm Grey #643	 Toilet Gerber Maxwell	 Railing Effective Line - White Painted, Gun Metal Grey

Built in 2025

## Essential Information

MLS® #	E4433225
Price	\$409,990
Bedrooms	3

Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,418
Acres	0.00
Year Built	2025
Type	Single Family
Sub-Type	Residential Attached
Style	2 Storey
Status	Active

### Community Information

Address	1046 Hearthstone Boulevard
Area	Sherwood Park
Subdivision	Hearthstone (Strathcona)
City	Sherwood Park
County	ALBERTA
Province	AB
Postal Code	T6H 5E5

### Amenities

Amenities	Carbon Monoxide Detectors, Detectors Smoke, Front Porch, Vinyl Windows, See Remarks
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Partially Landscaped, Playground Nearby, Schools, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl

Foundation                      Concrete Perimeter

**School Information**

Elementary                      Glen Allen Elementary  
Middle                              F.R. Haythorne Junior High  
High                                 Bev Facey Community High

**Additional Information**

Date Listed                      April 25th, 2025  
Days on Market                11  
Zoning                              Zone 25

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Listing information last updated on May 6th, 2025 at 7:02pm MDT