

# \$749,900 - 1250 Summerside Drive, Edmonton

MLS® #E4430311

**\$749,900**

4 Bedroom, 3.50 Bathroom, 2,376 sqft  
Single Family on 0.00 Acres

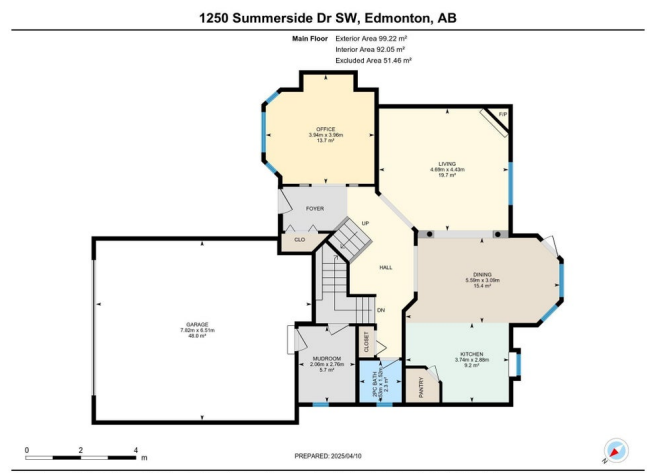
Summerside, Edmonton, AB

IMMACULATE 2375 FT<sup>2</sup> 2-STRY JUST STEPS TO THE LAKE IN HIGHLY SOUGHT AFTER ESTATES OF SUMMERSIDE! MASSIVE 892 MTR<sup>2</sup> LOT BACKING ONTO A WALKING TRAIL! Functional floor plan with many features & benefits including a large kitchen with extended height white cabinets, island & corner pantry, upgraded flooring (H/W, 20 x 20 ceramic tiles & newer basement carpet), 9 ft ceilings on M/F & basement, main M/F flex room, huge primary bedroom boasting a 5-pce ensuite with oval shaped jetted tub, dual sinks & stand-alone shower & W/I closet, 2 more large upper level bedrooms (one with B/I desk & another with a vaulted ceiling) huge Bonus room with vaulted ceiling, F/F basement hosting a huge family room, 4th bedroom, 3-pce bath & storage. Your 22 x 22+ ft finished garage features a radiant heater & floor drain. Private & fenced massive yard offers a large deck with BBQ outlet. Enjoy the benefits of the Lake including tennis, swimming, sandy beach, fishing, kayaks, peddle boats, skating loop, ice fishing & hockey rinks.

Built in 2002

## Essential Information

MLS® # E4430311  
Price \$749,900



Bedrooms	4
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	2,376
Acres	0.00
Year Built	2002
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### **Community Information**

Address	1250 Summerside Drive
Area	Edmonton
Subdivision	Summerside
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6X 1B1

### **Amenities**

Amenities	Air Conditioner, Ceiling 9 ft., Closet Organizers, Club House, Deck, Lake Privileges, Sauna; Swirlpool; Steam, Vaulted Ceiling, Vinyl Windows, Natural Gas BBQ Hookup
Parking Spaces	4
Parking	Double Garage Attached, Heated, Insulated, Over Sized

### **Interior**

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Freezer, Garage Control, Garage Opener, Refrigerator, Storage Shed, Stove-Electric, Vacuum System Attachments, Vacuum Systems, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Vinyl
Exterior Features	Beach Access, Boating, Cul-De-Sac, Fenced, Lake Access Property, Landscaped, No Back Lane, No Through Road, Park/Reserve, Picnic Area, Playground Nearby, Public Transportation, Schools, Shopping Nearby, Private Park Access
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	April 11th, 2025
Days on Market	8
Zoning	Zone 53
HOA Fees	453.02
HOA Fees Freq.	Annually

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 April 19th, 2025 at 11:02am MDT