

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

MLS® #E4430311

**\$749,900**

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

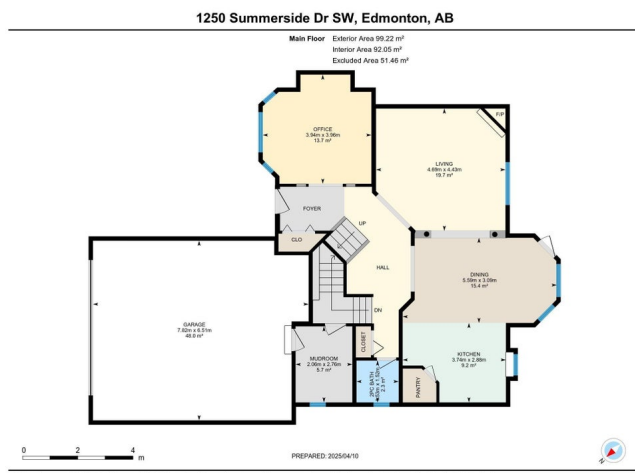
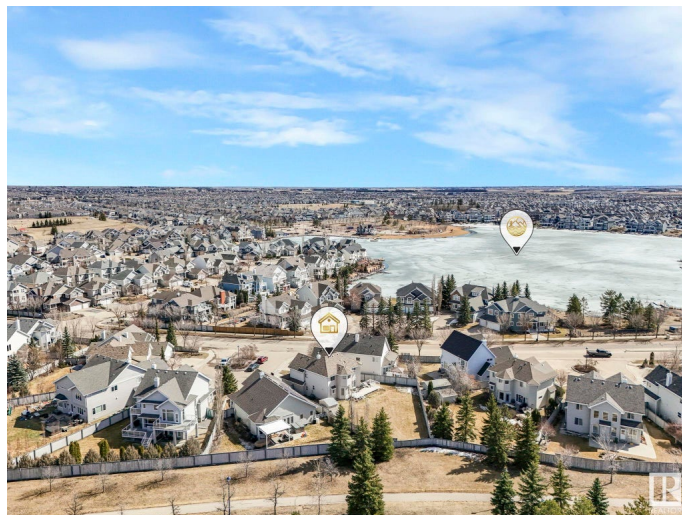
Summerside, Edmonton, AB

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	14
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 24th, 2025 at 11:17pm MDT