

## **\$529,000 - 2227 78 Street, Edmonton**

MLS® #E4434504

**\$529,000**

3 Bedroom, 2.50 Bathroom, 1,442 sqft

Single Family on 0.00 Acres

Summerside, Edmonton, AB

Welcome to Summerside, your lake side community! This beautiful well kept home features vaulted ceilings with lots of extra windows making your open floor plan main floor bright and airy. All windows have power blinds. The living room, with fireplace, is open to the great sized kitchen with amazing dining area. Upstairs is the spacious primary suite with walk in closet and a 4 pc ensuite. Additionally, there are two other good sized bedrooms as well as a 4pc bath. The main floor 2pc bath is located down two steps off the kitchen, providing privacy. Outside, you will enjoy a east facing two tiered deck, hot tub and a double garage w/ built in shelving. In the basement there is a bar w/ wine fridge & lighting and living room w/ vaults open to main floor. The lake/beach access, rentals & tennis courts are a great bonus to this community. Playgrounds, school, shopping and other amenities nearby.

Built in 2014

### **Essential Information**

MLS® #	E4434504
Price	\$529,000
Bedrooms	3
Bathrooms	2.50
Full Baths	2



Half Baths	1
Square Footage	1,442
Acres	0.00
Year Built	2014
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	2227 78 Street
Area	Edmonton
Subdivision	Summerside
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6X 0Z2

### Amenities

Amenities	On Street Parking, Air Conditioner, Ceiling 9 ft., Deck, Front Porch, Hot Tub, Lake Privileges, Racquet Courts, Vaulted Ceiling
Parking	Double Garage Detached

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Refrigerator, Stove-Gas, Washer, Window Coverings, Wine/Beverage Cooler, Hot Tub
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Glass Door
Stories	3
Has Basement	Yes
Basement	Full, Partially Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Beach Access, Lake Access Property, Playground Nearby, Public Transportation, Schools, Shopping Nearby

Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	May 5th, 2025
Days on Market	10
Zoning	Zone 53
HOA Fees	450
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 May 15th, 2025 at 7:32am MDT