

## \$389,900 - 9103 Shaw Way, Edmonton

MLS® #E4455058

**\$389,900**

2 Bedroom, 2.50 Bathroom, 1,249 sqft

Single Family on 0.00 Acres

Summerside, Edmonton, AB

Welcome to Summerside! Clean and well maintained 1249 sq.ft. half-duplex, with double detached garage and fully landscaped/fenced yard. Spacious and open floor plan with laminate flooring, great natural light, A/C and n/g fireplace. The kitchen has dark cabinetry, island, s/s appliances and easy access out to the deck and patio area. The upper level of the home has 2 spacious bedrooms, 2 full bath and good storage. The lower level of the home is unfinished with the laundry area, mechanical and bathroom rough-in. Outside you will find a double detached garage that is insulated and drywalled, with a parking pad in behind also. The location is convenient to all the great amenities of the Summerside community, where you can find the lake, parks, courts, trails and so much more. The lake is clean and usable for paddleboarding, swimming, boating and even fishing! Close to schools, shopping, restaurants and other great southeast attractions including golf, rec centres and easy access to transportation routes.

Built in 2010

### Essential Information

MLS® # E4455058

Price \$389,900

Bedrooms 2



|                |               |
|----------------|---------------|
| Bathrooms      | 2.50          |
| Full Baths     | 2             |
| Half Baths     | 1             |
| Square Footage | 1,249         |
| Acres          | 0.00          |
| Year Built     | 2010          |
| Type           | Single Family |
| Sub-Type       | Half Duplex   |
| Style          | 2 Storey      |
| Status         | Active        |

### Community Information

|             |               |
|-------------|---------------|
| Address     | 9103 Shaw Way |
| Area        | Edmonton      |
| Subdivision | Summerside    |
| City        | Edmonton      |
| County      | ALBERTA       |
| Province    | AB            |
| Postal Code | T6X 0K1       |

### Amenities

|                |                                                                                        |
|----------------|----------------------------------------------------------------------------------------|
| Amenities      | Club House, Deck, Exterior Walls- 2"x6", Lake Privileges, Tennis Courts, Vinyl Windows |
| Parking Spaces | 4                                                                                      |
| Parking        | Double Garage Detached                                                                 |

### Interior

|                   |                                                                                                                                       |
|-------------------|---------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                      |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Vacuum System Attachments, Vacuum Systems, Washer |
| Heating           | Forced Air-1, Natural Gas                                                                                                             |
| Fireplaces        | Mantel, Tile Surround                                                                                                                 |
| Stories           | 2                                                                                                                                     |
| Has Basement      | Yes                                                                                                                                   |
| Basement          | Full, Unfinished                                                                                                                      |

### Exterior

|                   |                                                                  |
|-------------------|------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                      |
| Exterior Features | Boating, Landscaped, Paved Lane, Picnic Area, Playground Nearby, |

|              |                    |
|--------------|--------------------|
|              | Shopping Nearby    |
| Roof         | Asphalt Shingles   |
| Construction | Wood, Vinyl        |
| Foundation   | Concrete Perimeter |

### **Additional Information**

|                |                   |
|----------------|-------------------|
| Date Listed    | August 28th, 2025 |
| Days on Market | 3                 |
| Zoning         | Zone 53           |
| HOA Fees       | 453.02            |
| HOA Fees Freq. | Annually          |

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Listing information last updated on August 31st, 2025 at 4:47am MDT