

# **\$609,000 - 7108 Summerside Grande Boulevard, Edmonton**

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MLS® #E4458160

**\$609,000**

3 Bedroom, 2.50 Bathroom, 2,068 sqft

Single Family on 0.00 Acres

Summerside, Edmonton, AB

LAKE SUMMERSIDE Calling! This beautiful 2-storey house is situated on the sought-after Summerside Grande Blvd, just a short walk to Lake Beach. Great curb appeal with front lawn & tasteful landscaping. Full-width front porch with glass French Doors guides you into this spacious & modern open concept main floor with 9'™ ceiling, rich hardwood floor, large Den or formal dining space. The kitchen features a Gas Stove, Granite countertops, & plenty of cabinetry with stainless steel appliances. Upstairs is the Bonus room, a spectacular master bedroom with walk-in closet, 5 pc ensuite with double vanity, a soaker tub, & a fully tiled stand-up shower. Upper floor sums up with 2 additional bedrooms & Full bathroom. The backyard includes a deck & oversized double garage. The central A/C will keep you cool during the summer months, or opt to enjoy your private access to Lake Summerside Clubhouse with amenities such as the beach, swimming, fishing, boating, tennis, skating & so much more!

Built in 2016

## **Essential Information**

MLS® # E4458160



|                |                        |
|----------------|------------------------|
| Price          | \$609,000              |
| Bedrooms       | 3                      |
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 2,068                  |
| Acres          | 0.00                   |
| Year Built     | 2016                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                                  |
|-------------|----------------------------------|
| Address     | 7108 Summerside Grande Boulevard |
| Area        | Edmonton                         |
| Subdivision | Summerside                       |
| City        | Edmonton                         |
| County      | ALBERTA                          |
| Province    | AB                               |
| Postal Code | T6X 2E7                          |

### Amenities

|           |                                                                                                                                                                                                    |
|-----------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Amenities | Air Conditioner, Ceiling 9 ft., Club House, Detectors Smoke, Front Porch, Lake Privileges, No Animal Home, No Smoking Home, Parking-Extra, Racquet Courts, Tennis Courts, Natural Gas Stove Hookup |
| Parking   | Double Garage Detached                                                                                                                                                                             |

### Interior

|                   |                                                                                       |
|-------------------|---------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                      |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Refrigerator, Stove-Gas, Washer |
| Heating           | Forced Air-1, Natural Gas                                                             |
| Stories           | 2                                                                                     |
| Has Basement      | Yes                                                                                   |
| Basement          | Full, Unfinished                                                                      |

### Exterior

|          |             |
|----------|-------------|
| Exterior | Wood, Vinyl |
|----------|-------------|

|                   |                                                                                                                                                                                                                                                       |
|-------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Exterior Features | Beach Access, Boating, Fenced, Fruit Trees/Shrubs, Golf Nearby, Lake Access Property, Low Maintenance Landscape, Park/Reserve, Playground Nearby, Private Fishing, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, See Remarks |
| Roof              | Asphalt Shingles                                                                                                                                                                                                                                      |
| Construction      | Wood, Vinyl                                                                                                                                                                                                                                           |
| Foundation        | Concrete Perimeter                                                                                                                                                                                                                                    |

**Additional Information**

|                |                      |
|----------------|----------------------|
| Date Listed    | September 17th, 2025 |
| Days on Market | 1                    |
| Zoning         | Zone 53              |
| HOA Fees       | 460                  |
| HOA Fees Freq. | Annually             |

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Listing information last updated on September 18th, 2025 at 2:32am MDT