# \$509,900 - 7043 22 Avenue, Edmonton

MLS® #E4435397

#### \$509,900

4 Bedroom, 3.50 Bathroom, 1,605 sqft Single Family on 0.00 Acres

Summerside, Edmonton, AB

Find your home in SUMMERSIDE, where residents enjoy exclusive access to a swimmable lake! Situated on a CORNER LOT with SPACIOUS YARD, this beautiful home offers the perfect blend of comfort, functionality, and outdoor space. Step inside to a welcoming main floor that features a FLEXIBLE DEN, perfect as a home office or gym. The kitchen is outfitted with GRANITE COUNTERTOPS, STAINLESS STEEL APPLIANCES, a WALK-IN PANTRY, and an EXTENDED ISLAND that flows seamlessly into the dining area. The bright and airy living room boasts large windows that flood the space with natural light. Upstairs, you'll find the master bedroom with a WALK-IN CLOSET and an EN-SUITE BATHROOM, along with two additional well-sized bedrooms and laundry. The FULLY FINISHED BASEMENT includes a fourth bedroom, a full bathroom, and a spacious recreation area. With a SEPARATE ENTRANCE, it offers excellent potential for a short-term rental to help supplement your mortgage. Out back, you'll find a spacious deck and an oversized cement pad.

Built in 2013

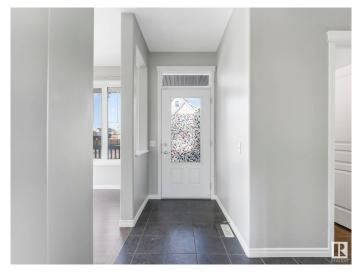
#### **Essential Information**

MLS® #

E4435397







Price \$509,900

Bedrooms

4

Bathrooms

3.50

Full Baths

3

Half Baths

1

Square Footage

1,605

Acres

0.00

Year Built

2013

Туре

Single Family

Sub-Type

**Detached Single Family** 

Style

2 Storey

Status

Active

## **Community Information**

Address 7043 22 Avenue

Area

Edmonton

Subdivision

Summerside

City

Edmonton

County

ALBERTA

Province

AB

Postal Code

T6X 0T8

#### **Amenities**

Amenities On Street Parking, Ceiling 9 ft., Deck, Lake Privileges, No Smoking

Home

**Parking** 

Over Sized, Parking Pad Cement/Paved

### Interior

Interior Features ensuite bathroom

Appliances Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator,

Stove-Electric, Washer

Heating Forced Air-1, Natural Gas

Stories 3

Has Basement Yes

Basement Full, Finished

#### **Exterior**

Exterior Wood, Vinyl

Exterior Features Airport Nearby, Corner Lot, Fenced, Lake Access Property, Low

Maintenance Landscape, Park/Reserve, Paved Lane, Picnic Area, Playground Nearby, Schools, Shopping Nearby, See Remarks, Private

Park Access

Roof Asphalt Shingles

Construction Wood, Vinyl

Foundation Slab

#### **Additional Information**

Date Listed May 8th, 2025

Days on Market 7

Zoning Zone 53

HOA Fees 463

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 10:03am MDT