

## \$624,900 - 1226 Summerside Drive, Edmonton

MLS® #E4449382

**\$624,900**

3 Bedroom, 3.00 Bathroom, 2,015 sqft

Single Family on 0.00 Acres

Summerside, Edmonton, AB

Your Summerside sanctuary awaits in this stunning 2015sqft former showhome with exclusive lake access. This air-conditioned 2-storey gem boasts a heated double attached garage, 3 bedrooms, 2 full+2 half baths, and a one-of-a-kind spa retreat in the basement. The open-concept main floor features a versatile front flex room, cozy gas fireplace in the living room, dining area with sophisticated coffered ceilings, a U-shaped kitchen with a large eat-in island w/ a corner pantry, and laundry area. The grand foyer is open to above, accented by wide stairs and iron-rod railings. Upstairs offers a luxurious primary suite with a walk-in closet and beautifully appointed 5pc ensuite. Additionally, there's two well-sized bedrooms completing this floor. The basement includes a tranquil spa area, waterfall wall feature, and ample space for future development. Enjoy a huge, fully fenced yard with mature trees, a and large deck. Upgrades: Hunter Douglas Blinds, Roof (2025), HWT(2023), Chair Lift (2022), and Central Vac.

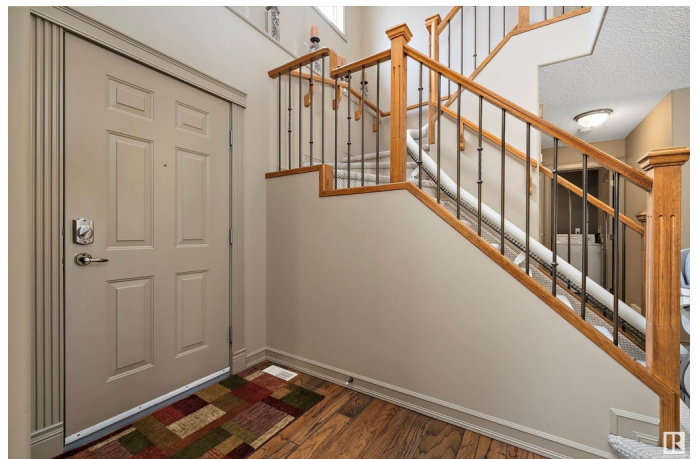
Built in 2001

### Essential Information

MLS® # E4449382

Price \$624,900

Bedrooms 3



Bathrooms	3.00
Full Baths	2
Half Baths	2
Square Footage	2,015
Acres	0.00
Year Built	2001
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	1226 Summerside Drive
Area	Edmonton
Subdivision	Summerside
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6X 1B4

### Amenities

Amenities	Air Conditioner, Assisted Living
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Vacuum Systems, Washer, Window Coverings, Garage Heater
Heating	Forced Air-1, Natural Gas
Fireplaces	Stone Facing
Stories	3
Has Basement	Yes
Basement	Full, Partially Finished

### Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Airport Nearby, Fenced, Lake Access Property, Landscaped, Level Land, No Back Lane, Schools, Shopping Nearby

Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

**School Information**

Elementary	Jan Reimer School
Middle	Jan Reimer School
High	J. Percy Page School

**Additional Information**

Date Listed	July 24th, 2025
Days on Market	6
Zoning	Zone 53
HOA Fees	431.45
HOA Fees Freq.	Annually

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Listing information last updated on July 30th, 2025 at 9:17pm MDT