

# **\$624,900 - 7304 Summerside Grande Boulevard, Edmonton**

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MLS® #E4433527

**\$624,900**

3 Bedroom, 2.50 Bathroom, 2,030 sqft

Single Family on 0.00 Acres

Summerside, Edmonton, AB

SUMMERSIDE, close to the lake on one of Edmonton's premium streets! Beautiful family front veranda home built by AVI on this stunning, classic looking tree line Boulevard. Open concept with large island kitchen that is very well designed with the white shaker cabinets. The living room has a beautiful stone fireplace that is floor to ceiling which highlights the room. Upstairs you find the bonus room, upper laundry, large children's rooms and a really attractive primary bedroom with large en suite and double shower. The primary has a walk-in closet with window to allow for wardrobe selection with natural light. The room can easily accommodate a king size bed and has a vaulted ceiling. The back door leads to the special designed sundeck, measured and ready for a hot tub. The oversized 24'—24', double detached, heated garage features another rollup garage door facing the backyard to provide summertime entertaining by rolling out the drink trolley, serving island and smoker.

Built in 2018

## **Essential Information**

MLS® # E4433527

Price \$624,900



Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	2,030
Acres	0.00
Year Built	2018
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	7304 Summerside Grande Boulevard
Area	Edmonton
Subdivision	Summerside
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6X 0V2

### Amenities

Amenities	Deck, Lake Privileges, See Remarks
Parking	Double Garage Detached

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Fireplaces	Mantel
Stories	3
Has Basement	Yes
Basement	Full, Partially Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Fenced, See Remarks
Roof	Asphalt Shingles

Construction	Wood, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	April 30th, 2025
Days on Market	3
Zoning	Zone 53
HOA Fees	450
HOA Fees Freq.	Annually

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