

## \$329,000 - 110 1804 70 Street, Edmonton

MLS® #E4428620

**\$329,000**

2 Bedroom, 2.50 Bathroom, 1,223 sqft  
Condo / Townhouse on 0.00 Acres

Summerside, Edmonton, AB

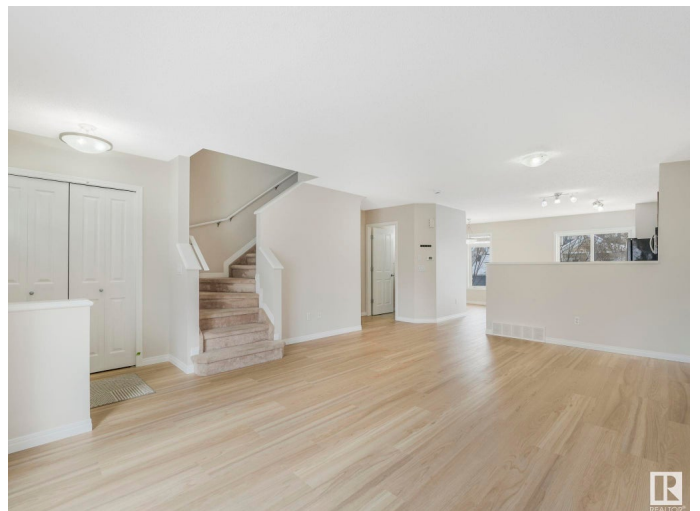
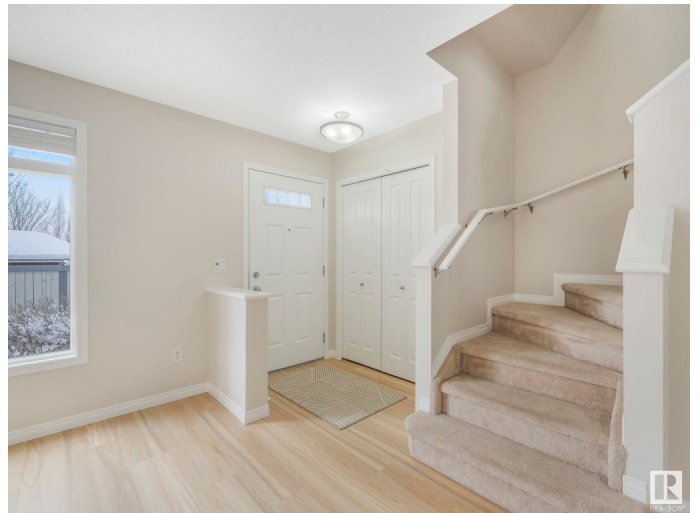
Summerside w/ LAKE ACCESS & a pet friendly, financially stable complex! WOW fresh paint, BRAND NEW vinyl plank, blinds & dishwasher = totally move in ready. This home is LOCATED IN THE BEST SPOT in the complex, tucked away from the hustle & bustle of the main street with a huge block of visitor parking right behind it. A fully fenced front yard greets you where your kids will love to play while youâ€™re BBQing in the summer. The bright & OPEN CONCEPT main floor features a large great room, the perfect space for family get togethers. The kitchen has an island, updated stove/dishwasher & a side pantry. There is direct access to the rear SOUTH FACING deck & to the dining room that can fit a 6 person table. Upstairs youâ€™ll find a bonus/flex space plus the dual bedrooms both with full bathrooms & walk in closets. The basement is fully finished with built storage, washer dryer & access to the double garage. Snow removal & grass cutting in front yard incl with low condo fee in this well managed complex.

Built in 2011

### Essential Information

MLS® # E4428620

Price \$329,000



Bedrooms	2
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,223
Acres	0.00
Year Built	2011
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	2 Storey
Status	Active

### **Community Information**

Address	110 1804 70 Street
Area	Edmonton
Subdivision	Summerside
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6X 0H4

### **Amenities**

Amenities	Deck, Lake Privileges, Parking-Visitor, Storage-In-Suite, See Remarks
Parking	Double Garage Attached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Partial, Finished

### **Exterior**

Exterior	Wood, Vinyl
Exterior Features	Beach Access, Fenced, Lake Access Property, Low Maintenance Landscape, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby

Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### **School Information**

Elementary	Ellerslie Primary
Middle	Vernon Barfield
High	J. Percy Page

### **Additional Information**

Date Listed	April 2nd, 2025
Days on Market	2
Zoning	Zone 53
HOA Fees	453.02
HOA Fees Freq.	Annually
Condo Fee	\$284

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Listing information last updated on April 4th, 2025 at 6:32am MDT