

## **\$534,900 - 2344 82 Street, Edmonton**

MLS® #E4445372

**\$534,900**

4 Bedroom, 3.50 Bathroom, 1,435 sqft

Single Family on 0.00 Acres

Summerside, Edmonton, AB

Welcome to sought after SUMMERSIDE and the 2017 model RENEW by Jayman BUILT! With just under 2200 sf of living space, 4 bedrooms, 3.5 baths including a STEAM SHOWER in the basement! Property offers triple pane windows, tankless HWT, HRV & 96% high eff. furnace, SOLAR PANELS, 9' ceilings & laminate flooring on the main level plus 9' finished basement with recroom and 4TH BEDROOM. Home has "open to below" allowing natural light into the developed lower level. Spindle rail showcases this feature. Kitchen offers island with flush eating bar, pantry & SS appliances. 11' ceiling in the dining area creates a bright open space! The 2ND floor has luxurious owners suite with walk-in closet & full ensuite, 2 more bedrooms, full bath completes upstairs. Summerside is Edmonton's premier lake community, where all residents can enjoy the recreation facilities! Lots of great amenities & established schools & parks are right here! OVERSIZED DOUBLE GARAGE & deck. Furniture is negotiable. DON'T DELAY!

Built in 2017

### **Essential Information**

MLS® # E4445372

Price \$534,900



Bedrooms	4
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,435
Acres	0.00
Year Built	2017
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	2344 82 Street
Area	Edmonton
Subdivision	Summerside
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6X 2J7

### Amenities

Amenities	Ceiling 9 ft., Deck, Detectors Smoke, Front Porch, Hot Water Tankless, HRV System, 9 ft. Basement Ceiling, Solar Equipment
Parking	Double Garage Detached, Over Sized

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, 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	Full, Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Fenced, Flat Site, Landscaped, Playground Nearby, Public

	Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	July 2nd, 2025
Days on Market	2
Zoning	Zone 53
HOA Fees	450
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 July 4th, 2025 at 4:48pm MDT