

## \$424,000 - 1215 76 Street, Edmonton

MLS® #E4433360

**\$424,000**

4 Bedroom, 1.50 Bathroom, 1,195 sqft

Single Family on 0.00 Acres

Summerside, Edmonton, AB

Haven't you always wanted to live in SUMMERSIDE? Now is your chance to own this wonderfully affordable half duplex situated on a quiet street, with 3+1 bedrooms 2 baths and a fully finished basement. Detached double garage accessed via the back lane, and fully fenced yard w/ raised deck for your enjoyment. This home is ready for your family! Lake privileges included, that allow you to enjoy the beach, tennis, basketball, and a kids park in the summer, or skating & ice fishing in the winter. Come and see why everyone loves Lake Summerside.

Built in 2005

### Essential Information

MLS® #	E4433360
Price	\$424,000
Bedrooms	4
Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	1,195
Acres	0.00
Year Built	2005
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey



Status Active

## Community Information

Address 1215 76 Street  
Area Edmonton  
Subdivision Summerside  
City Edmonton  
County ALBERTA  
Province AB  
Postal Code T6X 1M9

## Amenities

Amenities Deck, Detectors Smoke, Lake Privileges  
Parking Double Garage Detached

## Interior

Appliances Dishwasher-Built-In, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric  
Heating Forced Air-1, Natural Gas  
Stories 3  
Has Basement Yes  
Basement Full, Finished

## Exterior

Exterior Wood, Vinyl  
Exterior Features Back Lane, Fenced, Playground Nearby, See Remarks  
Roof Asphalt Shingles  
Construction Wood, Vinyl  
Foundation Concrete Perimeter

## Additional Information

Date Listed April 30th, 2025  
Zoning Zone 53  
HOA Fees 453.02  
HOA Fees Freq. Annually

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Listing information last updated on April 30th, 2025 at 7:47pm MDT