

\$519,000 - 2303 76 Street, Edmonton

MLS® #E4432621

\$519,000

4 Bedroom, 3.50 Bathroom, 1,604 sqft

Single Family on 0.00 Acres

Summerside, Edmonton, AB

Two storey built-in 2013 in the family friendly community of SUMMERSIDE w/ lake amenity access. House has no carpet with LVP (luxury vinyl plank upgrade upstairs and downstairs and HW & tile on the main floor) perfect for those who have allergy sensitivities. Main floor has 9' ceilings, open floor plan with an office at the front & a sunken living room at the back. Upstairs has 3 bedrooms w/ 4 piece bathroom + primary bdrm w/ a 3 piece ensuite & walk-in closet. Downstairs is professionally finished with permit ~ w/ family room, 4th bedroom and 4 piece bathroom & ambient pot lighting. Garage is 20x24 with pad. Other info: Fridge replaced 2024, HWT 2023, & central air conditioning.

Built in 2013

Essential Information

MLS® #	E4432621
Price	\$519,000
Bedrooms	4
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,604
Acres	0.00
Year Built	2013



Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	2303 76 Street
Area	Edmonton
Subdivision	Summerside
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6X 1S6

Amenities

Amenities	Air Conditioner, Ceiling 9 ft., Deck, Hot Water Natural Gas, No Smoking Home
Parking Spaces	4
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, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Back Lane, Fenced, Flat Site, Schools
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	April 24th, 2025
Days on Market	7

Zoning	Zone 53
HOA Fees	466.61
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 May 1st, 2025 at 1:32am MDT