

Courtesy Of Brice J Laidler Of Black Sheep Realty

## \$460,000 - 7824 14 Avenue, Edmonton

MLS® #E4452893

**\$460,000**

4 Bedroom, 2.50 Bathroom, 1,329 sqft

Single Family on 0.00 Acres

Summerside, Edmonton, AB

This well-kept Summerside home offers over 1,300 sqft above grade with 3 bedrooms up, 1 down, 2.5 bathrooms, and thoughtful updates over the years. The main floor features a bright living room, functional kitchen, and dining space that opens to the backyard—ideal for families or hosting friends. Upstairs, the large primary bedroom includes a walk-in closet, plus two more bedrooms and another full bath. The finished basement adds a spacious rec room, fourth bedroom, laundry, and great storage. Out back, the oversized double garage has tons of room for vehicles and gear. Enjoy access to Lake Summerside all year—paddleboarding, skating, beach days and more. The home has been well maintained and updated as needed, giving you peace of mind and room to add your personal style. Located on a quiet street close to schools, parks, shopping, and major routes.

Built in 2005

### Essential Information

|            |           |
|------------|-----------|
| MLS® #     | E4452893  |
| Price      | \$460,000 |
| Bedrooms   | 4         |
| Bathrooms  | 2.50      |
| Full Baths | 2         |
| Half Baths | 1         |



|                |                        |
|----------------|------------------------|
| Square Footage | 1,329                  |
| Acres          | 0.00                   |
| Year Built     | 2005                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                |
|-------------|----------------|
| Address     | 7824 14 Avenue |
| Area        | Edmonton       |
| Subdivision | Summerside     |
| City        | Edmonton       |
| County      | ALBERTA        |
| Province    | AB             |
| Postal Code | T6X 1H3        |

### Amenities

|           |                                                           |
|-----------|-----------------------------------------------------------|
| Amenities | Club House, Deck, Lake Privileges, Recreation Room/Centre |
| Parking   | Double Garage Detached                                    |

### Interior

|              |                                                                                                                             |
|--------------|-----------------------------------------------------------------------------------------------------------------------------|
| Appliances   | Dishwasher-Built-In, Dryer, Garage Control, Hood Fan, Oven-Microwave, Stove-Electric, Washer, Window Coverings, See Remarks |
| Heating      | Forced Air-1, Natural Gas                                                                                                   |
| Stories      | 3                                                                                                                           |
| Has Basement | Yes                                                                                                                         |
| Basement     | Full, Finished                                                                                                              |

### Exterior

|                   |                                                                                                                                  |
|-------------------|----------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                                                                                      |
| Exterior Features | Airport Nearby, Boating, Golf Nearby, Picnic Area, Playground Nearby, Public Transportation, Schools, Shopping Nearby, View Lake |
| Roof              | Asphalt Shingles                                                                                                                 |
| Construction      | Wood, Vinyl                                                                                                                      |
| Foundation        | Concrete Perimeter                                                                                                               |

### Additional Information

|             |                   |
|-------------|-------------------|
| Date Listed | August 14th, 2025 |
|-------------|-------------------|

|                |          |
|----------------|----------|
| Days on Market | 7        |
| Zoning         | Zone 53  |
| HOA Fees       | 448.22   |
| HOA Fees Freq. | Annually |

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Listing information last updated on August 21st, 2025 at 12:17pm MDT