

\$470,000 - 2335 70 Street, Edmonton

MLS® #E4459365

\$470,000

3 Bedroom, 2.50 Bathroom, 1,484 sqft

Single Family on 0.00 Acres

Summerside, Edmonton, AB

Welcome to the "SUMMERSIDE", Edmonton's premiere private lake access community. Love where you live with activities for your entire family year-round; swimming, paddle boat, skating, fishing, tennis PLUS access to exclusive CLUBHOUSE & BEACH CLUB off sandy beach. Abundance of charm in this 1484 sqft home featuring full width front porch, landscaping & fence. Desired neutral tones throughout, newly laid carpet on stairs & luxury vinyl plank flooring upper-level. Welcoming foyer transitions to bright open concept GREAT ROOM w/rich hardwood floors & spacious living/dining area. Delightful kitchen showcases crowned cabinetry, SS appliances, pantry, centre block island, quartz countertops & picture window to enjoy your backyard view. Convenient back mudroom & garden door access to patio complete w/permitted hot tub, veggie garden & dble garage w/gas line. Owner's suite has private 4 pc ensuite (dual sinks) & large WIC. 2 additional jr rooms, 4pc bath & laundry closet. Fantastic home...MUST SEE!

Built in 2016

Essential Information

MLS® # E4459365

Price \$470,000



Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,484
Acres	0.00
Year Built	2016
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	2335 70 Street
Area	Edmonton
Subdivision	Summerside
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6X 1Z2

Amenities

Amenities	Detectors Smoke, Front Porch, Hot Tub, Patio, Television Connection, Vinyl Windows
Parking Spaces	4
Parking	Double Garage Detached, Rear Drive Access

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings, Hot Tub
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Fenced, Flat Site, Landscaped, Paved Lane, Picnic Area,

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

Additional Information

Date Listed	September 25th, 2025
Days on Market	8
Zoning	Zone 53
HOA Fees	453.02
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 October 3rd, 2025 at 4:02am MDT