

## **\$419,900 - 1432 70 Street, Edmonton**

---

MLS® #E4432757

**\$419,900**

3 Bedroom, 2.50 Bathroom, 1,208 sqft

Single Family on 0.00 Acres

Summerside, Edmonton, AB

GREAT BUY IN SUMMERSIDE! This 3 bdrm, 2 1/2 bath, 2 storey single-family detached home is located ACROSS FROM HUGE GREEN SPACE, with Summerside Lake Access and all that this lovely community has to offer! (HOA paid for 2025) Incredibly well maintained. New fridge, dishwasher (Bosch), HWT, newer ceramic cook-top stove, washer, dryer, under-counter lights, paint, humidifier. Built in speakers for sound system. Open concept living area, with great kitchen, fireplace, and half-bath tucked away down a couple steps. Second level has 2 equal sized bdrms, and a 4 piece bath, plus Primary Bdrm with walk-in closet, and 4 piece ensuite. Basement is insulated, part dry-walled and ready to become your extra living space. NEW double garage, with shelving and storage!! (alley access) Large deck with ample room for BBQ and family get-togethers. New sod and landscaping. Welcome Home

Built in 2007

### **Essential Information**

MLS® #	E4432757
Price	\$419,900
Bedrooms	3
Bathrooms	2.50
Full Baths	2



Half Baths	1
Square Footage	1,208
Acres	0.00
Year Built	2007
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	1432 70 Street
Area	Edmonton
Subdivision	Summerside
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6X 0H3

### Amenities

Amenities	Off Street Parking, On Street Home
Parking	Double Garage Detached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, C Hood Fan, Refrigerator, Stov
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	See Remarks
Stories	2
Has Basement	Yes
Basement	Full, Partially Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Airport Nearby, Back Lane, Fenced, Golf Nearby, Lake Access Property, Paved Lane, Playground Nearby, Public Transportation, Schools
Roof	Asphalt Shingles



Construction	Wood, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	April 25th, 2025
Days on Market	5
Zoning	Zone 53
HOA Fees	443.71
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 April 30th, 2025 at 11:17am MDT