

## \$479,900 - 6950 19a Avenue, Edmonton

MLS® #E4443415

**\$479,900**

3 Bedroom, 3.50 Bathroom, 1,502 sqft

Single Family on 0.00 Acres

Summerside, Edmonton, AB

Welcome to Summerside! This beautiful duplex has such an incredible view of the park. The front attached garage is a true double, so enjoy parking inside. The open-concept main floor features a 9' ceiling, hardwood and tile throughout, and large windows providing tons of natural light & beautiful views. The white kitchen features granite countertops, a walk-in pantry, an island and a large dining nook. Upstairs showcases NEW CARPET, a large primary bedroom, with a 4-pc en suite & a Juliet balcony to enjoy mornings or evenings with an incredible view. Across the hall are two other bedrooms, a 4-pc bathroom & 2nd floor laundry. The fully finished basement has ample rec space, and room for an additional bedroom, and is completed with a 3-pc bath. The fully landscaped and fenced yard faces the beautiful park. The back view is truly special. Close to schools, parks & shopping, this home is perfect for all your needs.

Built in 2010

### Essential Information

|           |           |
|-----------|-----------|
| MLS® #    | E4443415  |
| Price     | \$479,900 |
| Bedrooms  | 3         |
| Bathrooms | 3.50      |



|                |               |
|----------------|---------------|
| Full Baths     | 3             |
| Half Baths     | 1             |
| Square Footage | 1,502         |
| Acres          | 0.00          |
| Year Built     | 2010          |
| Type           | Single Family |
| Sub-Type       | Half Duplex   |
| Style          | 2 Storey      |
| Status         | Active        |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 6950 19a Avenue |
| Area        | Edmonton        |
| Subdivision | Summerside      |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T6X 0L7         |

### Amenities

|           |  |
|-----------|--|
| Amenities | Ceiling 9 ft., Deck, Fire Pit, Patio, Rooftop Deck/Patio |
| Parking   | Double Garage Attached                                   |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom   |
| Appliances        | Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer |
| Heating           | Forced Air-1, Natural Gas  |
| Fireplace         | Yes  |
| Fireplaces        | Tile Surround  |
| Stories           | 3  |
| Has Basement      | Yes  |
| Basement          | Full, Finished   |

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, Vinyl  |
| Exterior Features | Backs Onto Park/Trees, Fenced, Landscaped, Playground Nearby, Private Setting, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles   |

|              |                    |
|--------------|--------------------|
| Construction | Wood, Vinyl        |
| Foundation   | Concrete Perimeter |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | June 20th, 2025 |
| Days on Market | 14              |
| Zoning         | Zone 53         |

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 July 4th, 2025 at 9:32am MDT