

## \$529,900 - 2024 74 Street, Edmonton

MLS® #E4457329

**\$529,900**

4 Bedroom, 3.50 Bathroom, 1,601 sqft

Single Family on 0.00 Acres

Summerside, Edmonton, AB

Big Deck Party Lovers this is the perfect home for you in Lake Summerside. Popular Daytona Condorde plan is one of the most spacious layouts. The sheltered front porch is a perfect place to relax & is so inviting! Yes, all the must have's are here, central air, top floor laundry, finished basement, 4 bedrooms in total, 3.5 bathrooms, sunken livingroom, spacious primary bedroom + reverse osmosis water filtration system. Fully developed basement with 9' ceilings & built-in surround sound system for movie nights & entertaining. Low maintenance is handled here with front yard irrigation system, extensive outdoor deck space, huge 6' high storage loft in the oversized 22x22 insulated garage + storage shed. Enjoy the private beach & Lake year round for swimming, fishing, SUP, Kayak or pedal boat around the lake at sunset. Not a water lover? Tennis & Pickle Ball, Beach volleyball or basketball & a fun playground. A great family made their dreams come alive in this beautifully cared for home, now it's your turn!

Built in 2011

### Essential Information

MLS® # E4457329

Price \$529,900



|                |                        |
|----------------|------------------------|
| Bedrooms       | 4                      |
| Bathrooms      | 3.50                   |
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 1,601                  |
| Acres          | 0.00                   |
| Year Built     | 2011                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                |
|-------------|----------------|
| Address     | 2024 74 Street |
| Area        | Edmonton       |
| Subdivision | Summerside     |
| City        | Edmonton       |
| County      | ALBERTA        |
| Province    | AB             |
| Postal Code | T6X 0V7        |

### Amenities

|                |                                                                                                                                                                                                                   |
|----------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Amenities      | On Street Parking, Club House, Deck, Front Porch, Lake Privileges, No Smoking Home, Recreation Room/Centre, Sprinkler Sys-Underground, Tennis Courts, See Remarks, Natural Gas BBQ Hookup, 9 ft. Basement Ceiling |
| Parking Spaces | 2                                                                                                                                                                                                                 |
| Parking        | Double Garage Detached, Insulated, Over Sized                                                                                                                                                                     |

### Interior

|                   |                                                                                                                                                                   |
|-------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                                  |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Microwave, Refrigerator, Storage Shed, Stove-Electric, Washer |
| Heating           | Forced Air-1, Natural Gas                                                                                                                                         |
| Stories           | 3                                                                                                                                                                 |
| Has Basement      | Yes                                                                                                                                                               |
| Basement          | Full, Finished                                                                                                                                                    |

### Exterior

|                   |                                                                                                                                                                                                                   |
|-------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                                                                                                                                                                       |
| Exterior Features | Back Lane, Beach Access, Fenced, Golf Nearby, Lake Access Property, Landscaped, Picnic Area, Playground Nearby, Public Transportation, Recreation Use, Schools, Shopping Nearby, See Remarks, Private Park Access |
| Roof              | Asphalt Shingles                                                                                                                                                                                                  |
| Construction      | Wood, Vinyl                                                                                                                                                                                                       |
| Foundation        | Concrete Perimeter                                                                                                                                                                                                |

### School Information

|            |                           |
|------------|---------------------------|
| Elementary | Michael Strembitsky K-6   |
| Middle     | Michael Strembitsky 7-9   |
| High       | J.Percy Page/Holy Trinity |

### Additional Information

|                |                      |
|----------------|----------------------|
| Date Listed    | September 11th, 2025 |
| Days on Market | 7                    |
| 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 September 18th, 2025 at 3:02am MDT