

\$520,000 - 8307 11 Avenue, Edmonton

MLS® #E4446241

\$520,000

4 Bedroom, 3.50 Bathroom, 1,855 sqft
Single Family on 0.00 Acres

Summerside, Edmonton, AB

Everything youâ€™d desire in a homeâ€™s location, amenities, and a layout that truly delivers. Enjoy exclusive access to Summersideâ€™s private lake and beach clubâ€™s summer fun without leaving the city. This bright 4 bed, 3.5 bath home features vinyl flooring, open-concept main floor, granite kitchen counters, S/S appliances, corner pantry, half bath, and main floor laundry. Upstairs offers a cozy bonus room w/ gas fireplace, spacious primary suite w/ walk-in closet & 4pc ensuite, plus 2 more generous bedrooms & another 4pc bath. The fully finished bsmt adds a 4th bed, rec room, den/storage & 4pc bath. Outside, a large south-facing fenced backyard with a 2-tier deck offers space to relax and entertain, with a rear neighbour set at a distance. Double attached garage adds everyday convenience. This is where comfort meets lifestyle. Welcome home.

Built in 2002

Essential Information

| | |
|------------|-----------|
| MLS® # | E4446241 |
| Price | \$520,000 |
| Bedrooms | 4 |
| Bathrooms | 3.50 |
| Full Baths | 3 |



| | |
|----------------|------------------------|
| Half Baths | 1 |
| Square Footage | 1,855 |
| Acres | 0.00 |
| Year Built | 2002 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|----------------|
| Address | 8307 11 Avenue |
| Area | Edmonton |
| Subdivision | Summerside |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6X 1E3 |

Amenities

| | |
|----------------|------------------------|
| Amenities | Club House |
| Parking Spaces | 4 |
| 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 |
| Stories | 2 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|---|
| Exterior | Wood, Vinyl |
| Exterior Features | Beach Access, Fenced, Flat Site, Lake Access Property, Landscaped, Park/Reserve, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |

Foundation Concrete Perimeter

Additional Information

Date Listed July 7th, 2025
Days on Market 4
Zoning Zone 53
HOA Fees 453.02
HOA Fees Freq. Annually

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