

## \$699,999 - 1315 72 Street, Edmonton

MLS® #E4443009

**\$699,999**

5 Bedroom, 3.50 Bathroom, 1,959 sqft

Single Family on 0.00 Acres

Summerside, Edmonton, AB

Welcome to Summerside – a 5-bedroom home with a finished basement and a SIDE ENTRANCE. Upstairs has 4 bedrooms, including a spacious master bedroom with a 5-piece ensuite featuring a jacuzzi tub, plus 3 more bedrooms, another full bathroom, and convenient laundry. The main floor offers a custom kitchen, laminate flooring, an open layout, and a half bathroom – perfect for relaxing or entertaining. The finished basement includes a 5th bedroom, full bathroom, living area, and a storage room – great for guests, extra space, or a future kitchen. Enjoy the backyard with a deck, gazebo, and natural gas BBQ hook-up. This home also features a front double attached garage and is located on a quiet street in the beautiful lake community of Summerside.

Built in 2012

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4443009  |
| Price          | \$699,999 |
| Bedrooms       | 5         |
| Bathrooms      | 3.50      |
| Full Baths     | 3         |
| Half Baths     | 1         |
| Square Footage | 1,959     |
| Acres          | 0.00      |



|            |                        |
|------------|------------------------|
| Year Built | 2012                   |
| Type       | Single Family          |
| Sub-Type   | Detached Single Family |
| Style      | 2 Storey               |
| Status     | Active                 |

### Community Information

|             |                |
|-------------|----------------|
| Address     | 1315 72 Street |
| Area        | Edmonton       |
| Subdivision | Summerside     |
| City        | Edmonton       |
| County      | ALBERTA        |
| Province    | AB             |
| Postal Code | T6X 0H2        |

### Amenities

|           |                                                                                                                         |
|-----------|-------------------------------------------------------------------------------------------------------------------------|
| Amenities | Ceiling 9 ft., Gazebo, Lake Privileges, No Animal Home, No Smoking Home, Natural Gas BBQ Hookup, 9 ft. Basement Ceiling |
| Parking   | Double Garage Attached, Insulated                                                                                       |

### Interior

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

### Exterior

|                   |                                                                                                                      |
|-------------------|----------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                                                                          |
| Exterior Features | Airport Nearby, Beach Access, Fenced, Golf Nearby, Lake Access Property, Playground Nearby, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                                                     |
| Construction      | Wood, Vinyl                                                                                                          |
| Foundation        | Concrete Perimeter                                                                                                   |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | June 18th, 2025 |
| Days on Market | 47              |
| Zoning         | Zone 53         |
| HOA Fees       | 453.02          |
| HOA Fees Freq. | Annually        |

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Listing information last updated on August 4th, 2025 at 10:02am MDT