

Courtesy Of Tammy K Solem Of Exp Realty

## \$679,900 - 7728 18 Avenue, Edmonton

MLS® #E4419289

### \$679,900

6 Bedroom, 4.00 Bathroom, 2,198 sqft  
Single Family on 0.00 Acres

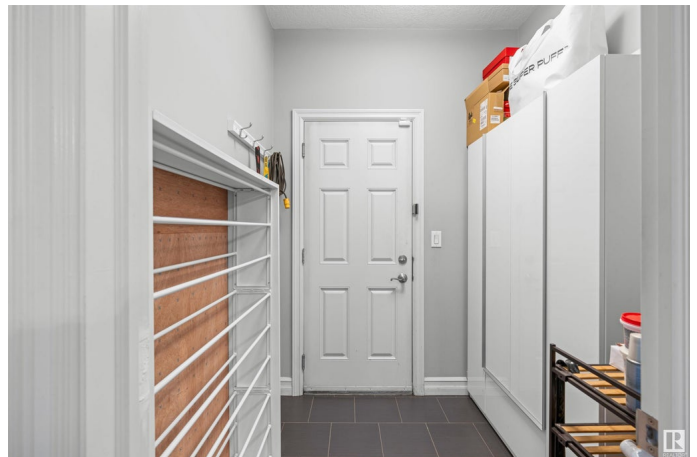
Summerside, Edmonton, AB

Welcome home! This 2-storey Landmark property offers 6 bedrooms and 4 bathrooms. The main floor features an open-concept layout with a living area including a gas fireplace, a modern kitchen with granite countertops and a large island. There is also a bedroom and a 4-piece bathroom on the main level. The dining area leads to a manicured backyard with a pergola and paved areas. Upstairs, the primary bedroom boasts a walk-in closet and a luxurious 5-piece ensuite. Two additional bedrooms, a 4-piece bathroom, and a bonus room perfect for a theatre or office complete the upper level. The finished basement includes 2 bedrooms, a 3-piece bathroom, and rough-ins for a potential kitchen and laundry. Enjoy modern features like a tankless water heater, water softener, and central A/C. There is a side entrance for convenience and privacy. This home offers lakeside living with access to swimming, boating, fishing, and more! Close to trails, schools, and shopping.

Built in 2012

### Essential Information

MLS® #	E4419289
Price	\$679,900
Bedrooms	6



Bathrooms	4.00
Full Baths	4
Square Footage	2,198
Acres	0.00
Year Built	2012
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### **Community Information**

Address	7728 18 Avenue
Area	Edmonton
Subdivision	Summerside
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6X 0V3

### **Amenities**

Amenities	Air Conditioner, Hot Water Tankless, Lake Privileges, Vaulted Ceiling, See Remarks, Vacuum System-Roughed-In
Parking	Double Garage Attached

### **Interior**

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

### **Exterior**

Exterior	Wood, Vinyl
Exterior Features	Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

## Additional Information

Date Listed	January 25th, 2025
Days on Market	72
Zoning	Zone 53
HOA Fees	500
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 7th, 2025 at 7:02am MDT