

## \$448,900 - 2110 86 Street, Edmonton

MLS® #E4438263

**\$448,900**

4 Bedroom, 2.50 Bathroom, 1,373 sqft

Single Family on 0.00 Acres

Summerside, Edmonton, AB

Live the Summerside lifestyle in this beautifully finished home just steps from the private lake and exclusive resident amenities. Backing onto a green belt and scenic walkway, this East-facing property features an open-concept layout perfect for entertaining, with a stunning island kitchen offering full-height oak cabinets, white quartz countertops, a mosaic tile backsplash, and a spacious pantry. Natural light fills the dining and great room through wide windows and patio doors that open to a massive rear deck. The main floor boasts hand-scraped hardwood and elegant ceramic tile, while upstairs you'll find three generous bedrooms—including a primary suite with a walk-in closet and ensuite—a full main bath, and convenient second-floor laundry. With premium siding, a gas BBQ line, five appliances, and full landscaping, this home is move-in ready and your perfect gateway to Summerside lake living.

Built in 2016

### Essential Information

|            |           |
|------------|-----------|
| MLS® #     | E4438263  |
| Price      | \$448,900 |
| Bedrooms   | 4         |
| Bathrooms  | 2.50      |
| Full Baths | 2         |



|                |               |
|----------------|---------------|
| Half Baths     | 1             |
| Square Footage | 1,373         |
| Acres          | 0.00          |
| Year Built     | 2016          |
| Type           | Single Family |
| Sub-Type       | Half Duplex   |
| Style          | 2 Storey      |
| Status         | Active        |

### Community Information

|             |                |
|-------------|----------------|
| Address     | 2110 86 Street |
| Area        | Edmonton       |
| Subdivision | Summerside     |
| City        | Edmonton       |
| County      | ALBERTA        |
| Province    | AB             |
| Postal Code | T6X 2G2        |

### Amenities

|                |  |
|----------------|--|
| Amenities      | Club House, Deck, Detectors Smoke, See Remarks |
| Parking Spaces | 2  |
| Parking        | Single Garage Attached                         |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom   |
| Appliances        | Alarm/Security System, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Storage Shed, Washer |
| Heating           | Forced Air-1, Natural Gas  |
| Stories           | 3  |
| Has Basement      | Yes  |
| Basement          | Full, Finished   |

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, Stone, Vinyl   |
| Exterior Features | Beach Access, Fenced, Lake Access Property, Level Land, Low Maintenance Landscape, No Back Lane, Picnic Area, Playground Nearby, Private Fishing, Public Swimming Pool, Public Transportation, Recreation Use, Schools, Shopping Nearby, Private Park Access |
| Roof              | Asphalt Shingles   |

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

**Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | May 23rd, 2025 |
| Days on Market | 10             |
| Zoning         | Zone 53        |
| HOA Fees       | 466.61         |
| HOA Fees Freq. | Annually       |

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Listing information last updated on June 2nd, 2025 at 8:02pm MDT