



GRASSROOTS

REALTY GROUP

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**1915 77 Street SW
Edmonton, Alberta**

MLS # A2290780



\$584,900

Division:	Summerside		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,956 sq.ft.	Age:	2014 (12 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Attached, Paved		
Lot Size:	0.04 Acre		
Lot Feat:	Rectangular Lot		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Wood Frame	Zoning:	53
Foundation:	Poured Concrete	Utilities:	-
Features:	Ceiling Fan(s), Closet Organizers		

Inclusions: N/A

Welcome to this beautifully maintained home tucked away on a quiet side street in Summerside! This west facing 3 bedroom property is just a short walk to schools and Lake Summerside, with shopping and all major amenities minutes away. Enter via a spacious foyer that opens into a thoughtfully designed main floor. The kitchen features a quartz covered island large enough for entertaining, a functional walk through pantry, and a layout designed for everyday living. Upstairs the primary bedroom easily accommodate a king bed with room to spare. The luxurious 5 piece ensuite is a private retreat, with large soaker tub, separate shower, and dual sinks, while two more bedrooms share a full 4 piece bathroom. A large bonus room offers flexible space for a second living area, office, or playroom. All closets feature custom storage for added organization. Step outside to large, private backyard, and enjoy the oversized double garage with plenty of room for storage. A rare opportunity in an uneatable location!