

\$219,000 - 92 3040 Spence Wynd, Edmonton

MLS® #E4430890

\$219,000

2 Bedroom, 1.00 Bathroom, 891 sqft

Condo / Townhouse on 0.00 Acres

Summerside, Edmonton, AB

WELCOME TO LAKE SUMMERSIDE! â€“ where beach life awaits! This charming 2 bed, 1 bath carriage condo is perfect for first-time buyers or investors. PET FRIENDLY. Located in a well-managed complex, this unit offers a great layout with year-round access to Lake Summerside. Youâ€™ll enjoy the clubhouse, 32 acre LAKE & sandy BEACH, kayaking, fishing, volleyball & tennis in summer & hockey & skating in winter - truly an all season recreational resort, all within walking distance! This unit includes beautiful maple cabinetry with raised eating bar. Bright & open living room with gas fireplace next to the dining space & sliding doors to west-facing patio. Conveniently located laundry room with plenty of storage, & crawl space for all your storage needs as well. BBQ Gas line on patio, perfect for dining and entertaining. Primary bedroom is spacious with massive walk-in closet. Outside storage room. Minutes to Anthony Henday, South Common, and EIA (Edmonton International Airport). Don't miss out. QUICK POSSESSION.

Built in 2005

Essential Information

MLS® # E4430890

Price \$219,000



| | |
|----------------|-------------------|
| Bedrooms | 2 |
| Bathrooms | 1.00 |
| Full Baths | 1 |
| Square Footage | 891 |
| Acres | 0.00 |
| Year Built | 2005 |
| Type | Condo / Townhouse |
| Sub-Type | Carriage |
| Style | Bungalow |
| Status | Active |

Community Information

| | |
|-------------|---------------------|
| Address | 92 3040 Spence Wynd |
| Area | Edmonton |
| Subdivision | Summerside |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6X 1N7 |

Amenities

| | |
|----------------|---|
| Amenities | On Street Parking, Crawl Space, Lake Privileges, No Animal Home, No Smoking Home, Parking-Visitor, Storage-In-Suite |
| Parking Spaces | 1 |
| Parking | Stall |

Interior

| | |
|--------------|---|
| Appliances | Dishwasher-Built-In, Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window Coverings |
| Heating | Forced Air-1, Natural Gas |
| Fireplace | Yes |
| Fireplaces | Mantel |
| # of Stories | 2 |
| Stories | 1 |
| Has Basement | Yes |
| Basement | Partial, See Remarks |

Exterior

| | |
|----------|-------------|
| Exterior | Wood, Vinyl |
|----------|-------------|

| | |
|-------------------|--|
| Exterior Features | Airport Nearby, Beach Access, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |
| Foundation | Concrete Perimeter |

School Information

| | |
|------------|----------------------------|
| Elementary | Michael Strembitsky School |
| Middle | Father Michael Mireau |
| High | Father Michael Mireau |

Additional Information

| | |
|----------------|------------------|
| Date Listed | April 15th, 2025 |
| Days on Market | 16 |
| Zoning | Zone 53 |
| HOA Fees | 453.02 |
| HOA Fees Freq. | Annually |
| Condo Fee | \$317 |

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Listing information last updated on May 1st, 2025 at 2:02am MDT