

\$235,000 - 48 3040 Spence Wynd, Edmonton

MLS® #E4432878

\$235,000

2 Bedroom, 2.00 Bathroom, 1,010 sqft

Condo / Townhouse on 0.00 Acres

Summerside, Edmonton, AB

Welcome to this beautifully updated 2-bedroom home, ideally located in the highly sought-after community of Lake Summerside. This bright & spacious unit features brand new vinyl plank flooring, fresh paint throughout, & upgraded lighting in the main living areas, creating a stylish and inviting atmosphere. The open-concept layout offers the perfect blend of functionality & comfort, ideal for both everyday living & entertaining. A single-car garage & an additional parking stall provide convenient & secure parking. As a resident of Lake Summerside, you'll enjoy exclusive access to a private lake offering year-round activities, including swimming, kayaking, paddle-boarding, fishing, skating, & beach volleyball. The community also features walking trails, parks, & a clubhouse for social events & recreational programs. Perfect for 1st time buyers, families, or investors, this move-in-ready home combines modern updates with exceptional amenities in one a vibrant community.

Built in 2007

Essential Information

| | |
|----------|-----------|
| MLS® # | E4432878 |
| Price | \$235,000 |
| Bedrooms | 2 |



| | |
|----------------|-------------------|
| Bathrooms | 2.00 |
| Full Baths | 2 |
| Square Footage | 1,010 |
| Acres | 0.00 |
| Year Built | 2007 |
| Type | Condo / Townhouse |
| Sub-Type | Carriage |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|---------------------|
| Address | 48 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, Parking-Visitor, Storage-In-Suite |
| Parking | Single Garage Detached, Stall |

Interior

| | |
|-------------------|---|
| Interior Features | ensuite bathroom |
| Appliances | Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating | Forced Air-1, Natural Gas |
| Stories | 1 |
| Has Basement | Yes |
| Basement | None, No Basement |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Brick, Vinyl |
| Exterior Features | Airport Nearby, Beach Access, Flat Site, Lake Access Property, Landscaped, Picnic Area, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |

Construction Wood, Brick, Vinyl
Foundation Concrete Perimeter

Additional Information

Date Listed April 24th, 2025
Days on Market 7
Zoning Zone 53
HOA Fees 250
HOA Fees Freq. Annually
Condo Fee \$335



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