

## \$649,800 - 8928 23 Avenue, Edmonton

MLS® #E4461576

**\$649,800**

3 Bedroom, 2.50 Bathroom, 2,202 sqft

Single Family on 0.00 Acres

Summerside, Edmonton, AB

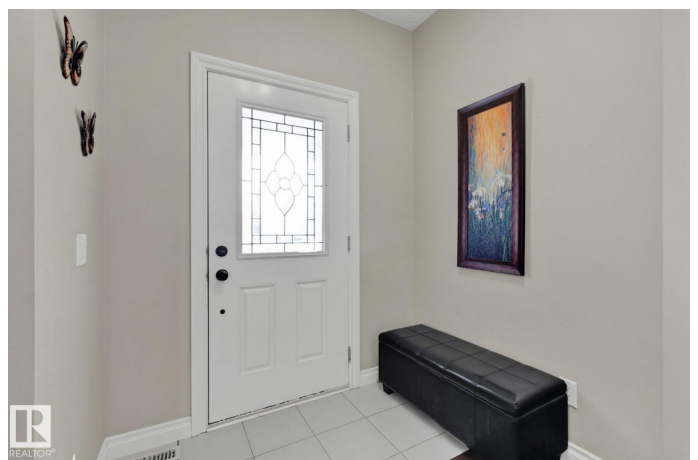
Stunning 2200 sq ft home original owner built by Homes by Avi. Add sparkle to your life...California chandelier accents the 17' two storey ceiling. Spacious foyer with front flex room. The back of the home is awash with sunlight making dreary days brighter year round, generous eating area & huge kitchen island make this a perfect place for the family to gather for meals. The walk-through pantry organizes your life & the mudroom keeps things tidy. The Great Room is made even more appealing by the fireplace & open staircase ascending to the upper floor. Upstairs you will find a Bonus Room (could be 4th bedroom)+ 3 bedrooms, the Primary Bedroom has a large walk in closet & soaker tub ensuite with double vanity. After making dinner in your beautiful kitchen your family can walk outside your door to the park and play before bedtime – truly a dream location on a quiet crescent in Lake Summerside. BBQ's on the deck, patio, plenty of lawn for kids & pets to play all fenced in + a delicious apple tree!

Built in 2015

### Essential Information

MLS® # E4461576

Price \$649,800



|                |                        |
|----------------|------------------------|
| Bedrooms       | 3                      |
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 2,202                  |
| Acres          | 0.00                   |
| Year Built     | 2015                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                |
|-------------|----------------|
| Address     | 8928 23 Avenue |
| Area        | Edmonton       |
| Subdivision | Summerside     |
| City        | Edmonton       |
| County      | ALBERTA        |
| Province    | AB             |
| Postal Code | T6X 2C3        |

### Amenities

|                |                                                                                                                 |
|----------------|-----------------------------------------------------------------------------------------------------------------|
| Amenities      | Air Conditioner, Club House, Deck, Lake Privileges, No Animal Home, No Smoking Home, Tennis Courts, See Remarks |
| Parking Spaces | 4                                                                                                               |
| Parking        | Double Garage Attached                                                                                          |

### Interior

|                   |                                                                                                                                                                                  |
|-------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                                                 |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Humidifier-Power(Furnace), Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas                                                                                                                                                        |
| Fireplace         | Yes                                                                                                                                                                              |
| Fireplaces        | Mantel, Tile Surround                                                                                                                                                            |
| Stories           | 2                                                                                                                                                                                |
| Has Basement      | Yes                                                                                                                                                                              |
| Basement          | Full, Unfinished                                                                                                                                                                 |

### Exterior

|                   |                                                                                                                                                                                                                                  |
|-------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Stone, Vinyl                                                                                                                                                                                                               |
| Exterior Features | Beach Access, Boating, Fenced, Golf Nearby, Lake Access Property, Landscaped, Picnic Area, Playground Nearby, Private Fishing, Public Transportation, Recreation Use, Schools, Shopping Nearby, See Remarks, Private Park Access |
| Roof              | Asphalt Shingles                                                                                                                                                                                                                 |
| Construction      | Wood, Stone, Vinyl                                                                                                                                                                                                               |
| Foundation        | Concrete Perimeter                                                                                                                                                                                                               |

### School Information

|            |                           |
|------------|---------------------------|
| Elementary | Jan Reimer K-6            |
| Middle     | Jan Reimer 7-9            |
| High       | J.Percy Page/Holy Trinity |

### Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | October 9th, 2025 |
| Days on Market | 26                |
| Zoning         | Zone 53           |
| HOA Fees       | 453.02            |
| HOA Fees Freq. | Annually          |

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Listing information last updated on November 4th, 2025 at 12:02am MST