

## **\$329,000 - 61 9151 Shaw Way, Edmonton**

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MLS® #E4429160

**\$329,000**

2 Bedroom, 2.50 Bathroom, 1,055 sqft

Condo / Townhouse on 0.00 Acres

Summerside, Edmonton, AB

Welcome To 'The Sands' In The Desirable Neighbourhood Of Summerside! This Modernized 2 Bedroom, 2.5 Bathroom Two Storey Greets You With A Bright Entry Way, Freshly Painted Walls & Lovely Laminate Flooring. The Open Concept Living Room Showcases A Great Open Area For Hosting, Flowing Directly Into The Eat-In Kitchen. And The Kitchen Does Not Disappoint Featuring Gorgeous Granite Countertops, SS Appliances, Upgraded Fixtures & Sleek Cabinetry. Completing The Main Floor Is A Convenient 2 Piece Guest Bathroom. Upstairs Consists Of The Popular DUAL MASTER BEDROOM Offering 2 Spacious Bedrooms, Each With Full Ensuite Baths. And Lastly, Rest Assured Your Vehicle Is Secured In The Attached Tandem Double Garage. This Property Includes Access To Lake Summerside Beach Club Offering A 32 Acre Recreational Lake, 10 Acre Park, Tennis & Basketball Courts, Playground, Lease Boat Dock & More! With Easy Access To Schools, ETS & The Henday, This Turn Key Property Awaits YOU! Welcome Home! \*Some Photos Are Virtually Staged.

Built in 2015

### **Essential Information**

MLS® #

E4429160



|                |                   |
|----------------|-------------------|
| Price          | \$329,000         |
| Bedrooms       | 2                 |
| Bathrooms      | 2.50              |
| Full Baths     | 2                 |
| Half Baths     | 1                 |
| Square Footage | 1,055             |
| Acres          | 0.00              |
| Year Built     | 2015              |
| Type           | Condo / Townhouse |
| Sub-Type       | Townhouse         |
| Style          | 2 Storey          |
| Status         | Active            |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 61 9151 Shaw Way |
| Area        | Edmonton         |
| Subdivision | Summerside       |
| City        | Edmonton         |
| County      | ALBERTA          |
| Province    | AB               |
| Postal Code | T6X 1W7          |

### Amenities

|                |   |
|----------------|---|
| Amenities      | Club House, Deck, Detectors Smoke, Lake Privileges, No Smoking Home, Parking-Visitor, Tennis Courts |
| Parking Spaces | 2   |
| Parking        | Tandem  |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom   |
| Appliances        | Dishwasher-Built-In, Garage Control, Garage Opener, Oven-Microwave, Refrigerator, Stacked Washer/Dryer, Stove-Electric |
| Heating           | Forced Air-1, Natural Gas  |
| Stories           | 2  |
| Has Basement      | Yes  |
| Basement          | None, No Basement  |

### Exterior

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

|                   |  |
|-------------------|--|
| Exterior Features | Beach Access, Fenced, Golf Nearby, Landscaped, Paved Lane, Playground Nearby, Public Transportation, Schools, Shopping Nearby, Private Park Access |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Vinyl  |
| Foundation        | Concrete Perimeter   |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | April 4th, 2025 |
| Days on Market | 25              |
| Zoning         | Zone 53         |
| HOA Fees       | 453.02          |
| HOA Fees Freq. | Annually        |
| Condo Fee      | \$265           |

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Listing information last updated on April 29th, 2025 at 12:02pm MDT