

\$314,900 - 46 1804 70 Street, Edmonton

MLS® #E4457704

\$314,900

2 Bedroom, 2.50 Bathroom, 1,146 sqft
Condo / Townhouse on 0.00 Acres

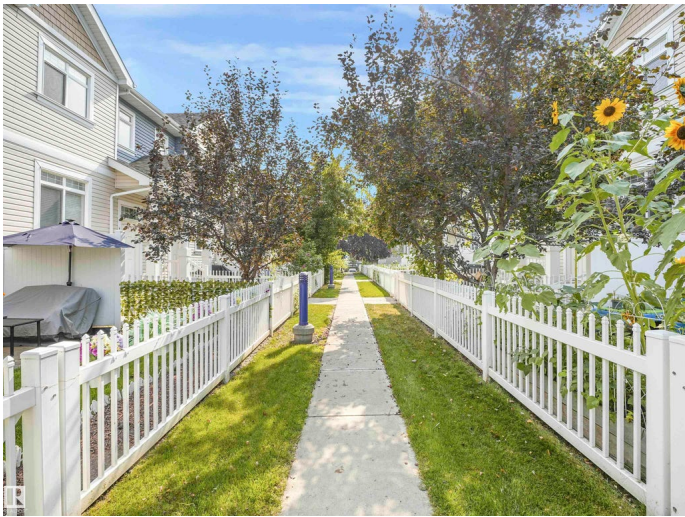
Summerside, Edmonton, AB

Discover Your Dream Home in Summerside!
Welcome to this beautifully maintained end-unit Dual-Master townhome in the heart of Summerside – perfect for families or those seeking comfort & privacy. Upstairs you’ll find two spacious master suites, each with its own full ensuite, and walk-in closets. The main floor showcases hardwood flooring, an open-concept layout ideal for entertaining, and a stylish kitchen with quartz countertops, tile in the kitchen & entry, plus new carpet and fresh paint throughout – truly move-in ready! Morning light brightens your east-facing patio, and the sun sets thru the west facing balcony/patio doors! Steps away, enjoy a nearby park within walking distance, plus exclusive access to Lake Summerside’s beaches, parks, shops, dining, and top-rated schools. This rare end-unit gem blends style, comfort & location in one of Edmonton’s most desirable communities! You’re really going to love this one!

Built in 2010

Essential Information

MLS® #	E4457704
Price	\$314,900
Bedrooms	2
Bathrooms	2.50



Full Baths	2
Half Baths	1
Square Footage	1,146
Acres	0.00
Year Built	2010
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	2 Storey
Status	Active

Community Information

Address	46 1804 70 Street
Area	Edmonton
Subdivision	Summerside
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6X 0H4

Amenities

Amenities	Deck, Parking-Visitor, Patio
Parking Spaces	2
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Portable, Dryer, Microwave Hood Fan, Refrigerator, Washer, Window Coverings, Stove-Induction
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Partial, Unfinished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Fenced, Landscaped, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	September 13th, 2025
Days on Market	44
Zoning	Zone 53
HOA Fees	443.7
HOA Fees Freq.	Annually
Condo Fee	\$289

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED.Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on October 27th, 2025 at 2:32pm MDT