

## \$329,000 - 12 9151 Shaw Way, Edmonton

MLS® #E4431030

**\$329,000**

2 Bedroom, 2.50 Bathroom, 1,224 sqft

Condo / Townhouse on 0.00 Acres

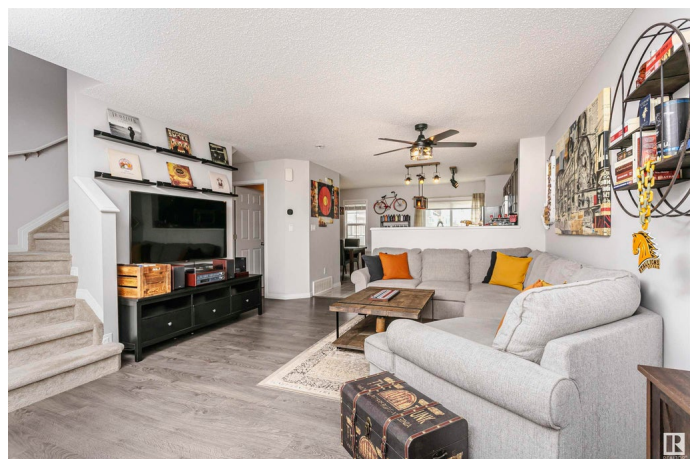
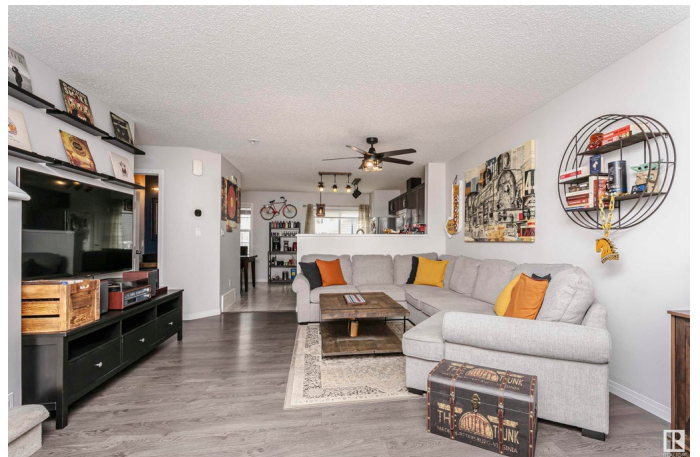
Summerside, Edmonton, AB

Welcome to The Sands of Summerside! This clean and well-maintained 2 bed, 2.5 bath townhouse offers 1,224 sqft of comfortable, open-concept living. The kitchen features granite countertops, stainless steel appliances, and a bright front window with no unit directly across—just a quiet green space with a few trees. Upstairs, both bedrooms include walk-in closets and their own private ensuites. You'll also enjoy a front patio, double attached garage, and the rare ability to add central A/C—an upgrade not possible in all units. Built in 2015, this home is smoke-free, pet-free, and located in a well-run complex with convenient visitor parking. Property includes year-round access to Lake Summerside—offering swimming, kayaking, skating, and more!

Built in 2015

### Essential Information

MLS® #	E4431030
Price	\$329,000
Bedrooms	2
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,224
Acres	0.00



Year Built	2015
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	2 Storey
Status	Active

### **Community Information**

Address	12 9151 Shaw Way
Area	Edmonton
Subdivision	Summerside
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6X 1W7

### **Amenities**

Amenities	Hot Water Natural Gas, Lake Privileges, No Animal Home, No Smoking Home
Parking Spaces	2
Parking	Double Garage Attached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Partial, Unfinished

### **Exterior**

Exterior	Wood, Vinyl
Exterior Features	Airport Nearby, Lake Access Property, Playground Nearby, Public Transportation, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### **School Information**

Elementary	Michael Strembitsky School
------------	----------------------------

Middle	Michael Strembitsky School
High	J. Percy Page School

### Additional Information

Date Listed	April 15th, 2025
Days on Market	4
Zoning	Zone 53
HOA Fees	466.61
HOA Fees Freq.	Annually
Condo Fee	\$272

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 April 19th, 2025 at 9:17am MDT