# \$309,900 - 34 8304 11 Avenue, Edmonton

MLS® #E4449223

## \$309,900

3 Bedroom, 1.50 Bathroom, 1,274 sqft Condo / Townhouse on 0.00 Acres

Summerside, Edmonton, AB

Three bedroom condo in desirable well run complex Mosaic Point with lake access!. Wonderfully maintained and upgraded as pride of ownership shows here. Upgrades include Quartz countertops with undermount sink, hood fan, furnace and got water tank in 2019, dishwasher in 2024, upgraded half bath, Kitchen backsplash and flooring and drywalled laundry/storage/mud room. A very bright and sunny end unit with lots of windows, double attached garage and perfect patio and garden out front. This home is spotless!! Close to the lake, shopping and public transport



### **Essential Information**

MLS® # E4449223

Price \$309,900

Bedrooms 3

Bathrooms 1.50

Full Baths 1

Half Baths 1

Square Footage 1,274

Acres 0.00

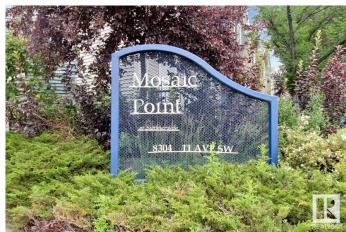
Year Built 2004

Type Condo / Townhouse

Sub-Type Townhouse

Style 2 Storey







Status Active

# **Community Information**

Address 34 8304 11 Avenue

Area Edmonton
Subdivision Summerside
City Edmonton
County ALBERTA

Province AB

Postal Code T6X 1J8

#### **Amenities**

Amenities Detectors Smoke, Lake Privileges, No Animal Home, No Smoking

Home, Parking-Visitor

Parking Double Garage Attached

Interior

Appliances Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan,

Refrigerator, Stove-Electric, Washer, Window Coverings

Heating Forced Air-1, Natural Gas

Stories 2

Has Basement Yes

Basement Partial, Partially Finished

### **Exterior**

Exterior Wood, Vinyl

Exterior Features Beach Access, Lake Access Property, Low Maintenance Landscape,

Public Transportation, Shopping Nearby

Roof Asphalt Shingles

Construction Wood, Vinyl

Foundation Concrete Perimeter

### **Additional Information**

Date Listed July 23rd, 2025

Days on Market 6

Zoning Zone 53
HOA Fees 453.02
HOA Fees Freq. Annually
Condo Fee \$338

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Listing information last updated on July 29th, 2025 at 9:47am MDT