

Courtesy Of Adam T Dirksen Of Rimrock Real Estate

\$249,900 - 61 3040 Spence Wynd, Edmonton

MLS® #E4422291

\$249,900

2 Bedroom, 2.00 Bathroom, 960 sqft
Condo / Townhouse on 0.00 Acres

Summerside, Edmonton, AB

Check out this fantastic 2-bed, 2-bath condo with 959 sqft of space—one of the best in the complex! The spacious master suite features a walk-through closet leading to your 4-piece ensuite. Enjoy a welcoming entryway that flows seamlessly into the living room and cozy nook. The family room is filled with natural light, hardwood floors, and a TV niche large enough for even the biggest screens. The well-appointed kitchen boasts tile floors, painted maple cabinets, a double stainless steel sink, and a convenient eat-up bar. You'll love the extra storage, with two areas: one near the kitchen with washer and dryer hookups, and another with a spacious crawl space. The second bedroom is bright and roomy, and the 3-piece bathroom shines with tile floors and maple cabinetry. Plus, a single car garage sits right at your doorstep! With upgraded appliances and a prime location near amenities, this home has it all! Access to Lake Summerside too!

Built in 2006

Essential Information

MLS® #	E4422291
Price	\$249,900
Bedrooms	2
Bathrooms	2.00



Full Baths	2
Square Footage	960
Acres	0.00
Year Built	2006
Type	Condo / Townhouse
Sub-Type	Carriage
Style	Bungalow
Status	Active

Community Information

Address	61 3040 Spence Wynd
Area	Edmonton
Subdivision	Summerside
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6X 1N7

Amenities

Amenities	Ceiling 9 ft., Closet Organizers, Crawl Space, Detectors Smoke, No Smoking Home, Parking-Visitor, Patio
Parking Spaces	2
Parking	Single Garage Detached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Gas, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	1
Has Basement	Yes
Basement	None, No Basement

Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Beach Access, Golf Nearby, Playground Nearby, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl

Foundation Concrete Perimeter

Additional Information

Date Listed February 20th, 2025

Days on Market 23

Zoning Zone 53

HOA Fees 35

HOA Fees Freq. Annually

Condo Fee \$316

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