

# \$259,900 - 318 4008 Savaryn Drive, Edmonton

MLS® #E4454534

## \$259,900

2 Bedroom, 2.00 Bathroom, 851 sqft  
Condo / Townhouse on 0.00 Acres

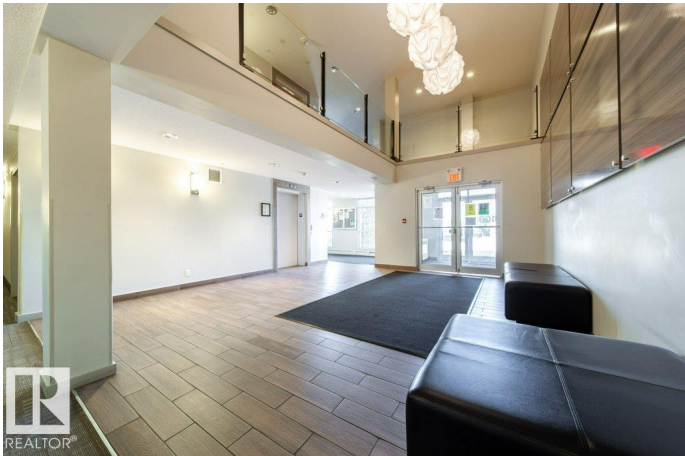
Summerside, Edmonton, AB

Welcome to your new home in Summerside! This spacious 2 bedroom, 2 bathroom condo blends style and function with modern upgrades including granite countertops, vinyl plank flooring, and a custom pantry add-on. The smart floor plan provides privacy with bedrooms set on opposite sides of the bright living room, while the primary suite features a walk-through closet and a private 3-piece ensuite. As a resident, you™ll enjoy exclusive Summerside Lake access™swimming, canoeing, paddle boarding, joining community programs, or simply relaxing on the sandy beach. The building also offers excellent amenities including a fitness centre, recreation room, and social spaces to suit your lifestyle.

Built in 2016

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4454534  |
| Price          | \$259,900 |
| Bedrooms       | 2         |
| Bathrooms      | 2.00      |
| Full Baths     | 2         |
| Square Footage | 851       |
| Acres          | 0.00      |
| Year Built     | 2016      |



|          |                        |
|----------|------------------------|
| Type     | Condo / Townhouse      |
| Sub-Type | Lowrise Apartment      |
| Style    | Single Level Apartment |
| Status   | Active                 |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 318 4008 Savaryn Drive |
| Area        | Edmonton               |
| Subdivision | Summerside             |
| City        | Edmonton               |
| County      | ALBERTA                |
| Province    | AB                     |
| Postal Code | T6X 2E5                |

### Amenities

|                |                                                                                                                                                               |
|----------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Amenities      | Exercise Room, Intercom, Lake Privileges, No Animal Home, No Smoking Home, Parking-Visitor, Security Door, Social Rooms, Storage Cage, Natural Gas BBQ Hookup |
| Parking Spaces | 2                                                                                                                                                             |
| Parking        | Stall, Underground                                                                                                                                            |

### Interior

|                   |                                                                                                                               |
|-------------------|-------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                              |
| Appliances        | Dishwasher-Built-In, Garage Control, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window Coverings |
| Heating           | Baseboard, Water                                                                                                              |
| # of Stories      | 4                                                                                                                             |
| Stories           | 1                                                                                                                             |
| Has Basement      | Yes                                                                                                                           |
| Basement          | None, No Basement                                                                                                             |

### Exterior

|                   |                                                                                                          |
|-------------------|----------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                                                              |
| Exterior Features | Airport Nearby, Beach Access, Fenced, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                                         |
| Construction      | Wood, Vinyl                                                                                              |
| Foundation        | Concrete Perimeter                                                                                       |

### Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | August 24th, 2025 |
| Days on Market | 23                |
| Zoning         | Zone 53           |
| HOA Fees       | 453.02            |
| HOA Fees Freq. | Annually          |
| Condo Fee      | \$445             |

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Listing information last updated on September 16th, 2025 at 8:32am MDT