

## **\$424,900 - 9132 Shaw Way, Edmonton**

MLS® #E4438888

**\$424,900**

2 Bedroom, 2.50 Bathroom, 1,214 sqft

Single Family on 0.00 Acres

Summerside, Edmonton, AB

Stunning Duplex in Lake Summerside with beach access - Embrace Lakeside Living! Welcome to your new home in the beautiful community of Lake Summerside! This open-concept duplex offers 1200 sq. ft. of modern living, perfect for year-round activities such as paddle boarding, kayaking, tennis, mini-golf, fishing, skating, and even ice fishing! Upgrades: Enjoy high-end finishes throughout, from flooring to lighting. Spacious Main Floor: The large living room seamlessly flows into the dining area and kitchen, featuring beautiful Corian countertops and a convenient half bath. Master Suite: Upstairs, discover the master suite complete with a walk-in closet and ensuite bathroom, alongside an additional bedroom, full bathroom, and a den. Partially Finished Basement: The basement is framed and wired for a media room, plus an extra bedroom and full washroom. Flooring has been purchased and is ready for installation to match the rest of the home. Step outside to your private backyard featuring an extra-large deck.

Built in 2010

### **Essential Information**

MLS® # E4438888

Price \$424,900



|                |               |
|----------------|---------------|
| Bedrooms       | 2             |
| Bathrooms      | 2.50          |
| Full Baths     | 2             |
| Half Baths     | 1             |
| Square Footage | 1,214         |
| Acres          | 0.00          |
| Year Built     | 2010          |
| Type           | Single Family |
| Sub-Type       | Half Duplex   |
| Style          | 2 Storey      |
| Status         | Active        |

### Community Information

|             |               |
|-------------|---------------|
| Address     | 9132 Shaw Way |
| Area        | Edmonton      |
| Subdivision | Summerside    |
| City        | Edmonton      |
| County      | ALBERTA       |
| Province    | AB            |
| Postal Code | T6X 0S4       |

### Amenities

|           |   |
|-----------|---|
| Amenities | Deck, Detectors Smoke, Front Porch, No Smoking Home |
| Parking   | Double Garage Detached                              |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom   |
| Appliances        | Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer |
| Heating           | Forced Air-1, Natural Gas  |
| Stories           | 2  |
| Has Basement      | Yes  |
| Basement          | Full, Partially Finished   |

### Exterior

|                   |   |
|-------------------|---|
| Exterior          | Wood, Vinyl   |
| Exterior Features | Airport Nearby, Beach Access, Fenced, Flat Site, Golf Nearby, Lake Access Property, Low Maintenance Landscape, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles  |

Construction Wood, Vinyl  
Foundation Concrete Perimeter

**Additional Information**

Date Listed May 28th, 2025  
Days on Market 20  
Zoning Zone 53  
HOA Fees 400  
HOA Fees Freq. Annually



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