

# \$289,000 - 702 52 Street, Edson

MLS® #A2207849

## \$289,000

3 Bedroom, 2.00 Bathroom, 1,208 sqft  
Residential on 0.13 Acres

Edson, Edson, Alberta

This beautifully upgraded home features a heated 24' x 26' double detached garage, ideally situated in a prime location near schools, parks, and a wide range of amenities. The residence offers a generously sized primary bedroom with a 4-piece ensuite, two additional bedrooms, and a 4 piece bathroom. The bright, open-concept kitchen and dining area includes a pantry, while the expansive living room provides ample space for relaxation and entertaining. Some of the many upgrades include new attractive waterproof vinyl plank flooring, fresh paint, LED lighting, plumbing fixtures, and gorgeous stainless steel appliances in 2023! New metal roof on home in 2017. The laundry room near the entrance has newer washer and dryer (2023), some storage space, and there is additional storage in the sheds outside. There is room for RV parking plus plenty of parking along the street. Ready for a new family!

Built in 2002

### Essential Information

MLS® #	A2207849
Price	\$289,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,208
Acres	0.13



Year Built	2002
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### **Community Information**

Address	702 52 Street
Subdivision	Edson
City	Edson
County	Yellowhead County
Province	Alberta
Postal Code	T7E 1K5

### **Amenities**

Parking Spaces	4
Parking	Double Garage Detached, Off Street
# of Garages	2

### **Interior**

Interior Features	High Ceilings, Laminate Counters, Pantry, Soaking Tub, Storage
Appliances	Dishwasher, Dryer, Electric Stove, Microwave, Refrigerator, Washer
Heating	Forced Air, Natural Gas
Cooling	None
Basement	None

### **Exterior**

Exterior Features	Storage
Lot Description	Back Lane, Rectangular Lot
Roof	Metal
Construction	Vinyl Siding
Foundation	See Remarks

### **Additional Information**

Date Listed	April 3rd, 2025
Days on Market	4
Zoning	RMH

### **Listing Details**

Listing Office

CENTURY 21 TWIN REALTY

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