

\$315,000 - 5701 9 Avenue, Edson

MLS® #A2199958

\$315,000

3 Bedroom, 2.00 Bathroom, 1,015 sqft

Residential on 0.12 Acres

NONE, Edson, Alberta

This beautifully upgraded 3-bedroom, 2-bathroom home is located in a family-friendly neighborhood, just minutes from schools, parks, and recreation. The main floor boasts a spacious kitchen with modernized cabinets, a cozy living room with a charming wood fireplace, and a large master bedroom featuring his-and-her closets. You'll also find a generously sized second bedroom. The main bathroom has been updated with sleek tile and lighting, and it offers a luxurious, oversized jetted tub. The fully finished basement includes a sizable family room, complete with built-in shelving, and ample space for a pool table. It also features an upgraded 3-piece bathroom with slate finishes, a laundry room, and an additional bedroom with an upgraded window. The basement is equipped with durable vinyl plank flooring, a backflow preventer, and a check valve for added peace of mind. Outside, the large, private fenced yard provides an excellent space for entertaining and plenty of room to build your dream garage. The 10x10 shed offers additional storage for lawn equipment or outdoor toys. This home is perfect for first-time buyers, rental investors, or anyone looking to downsize from a larger home.

Built in 1981

Essential Information

MLS® #

A2199958



| | |
|----------------|-------------|
| Price | \$315,000 |
| Bedrooms | 3 |
| Bathrooms | 2.00 |
| Full Baths | 2 |
| Square Footage | 1,015 |
| Acres | 0.12 |
| Year Built | 1981 |
| Type | Residential |
| Sub-Type | Detached |
| Style | Bungalow |
| Status | Active |

Community Information

| | |
|-------------|-------------------|
| Address | 5701 9 Avenue |
| Subdivision | NONE |
| City | Edson |
| County | Yellowhead County |
| Province | Alberta |
| Postal Code | T7E 1J4 |

Amenities

| | |
|-----------|--|
| Utilities | Cable Available, Fiber Optics Available, Garbage Collection, Phone Available, Electricity Connected, Natural Gas Connected |
| Parking | Off Street, RV Access/Parking |

Interior

| | |
|-------------------|---|
| Interior Features | Bookcases, Ceiling Fan(s), Jetted Tub |
| Appliances | Dishwasher, Dryer, Microwave Hood Fan, Refrigerator, Stove(s), Washer |
| Heating | Forced Air, Natural Gas |
| Cooling | None |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Wood Burning |
| Has Basement | Yes |
| Basement | Finished, Full |

Exterior

| | |
|-------------------|--------------------------------|
| Exterior Features | Private Entrance, Private Yard |
|-------------------|--------------------------------|

| | |
|-----------------|------------------------|
| Lot Description | Level, Rectangular Lot |
| Roof | Asphalt Shingle |
| Construction | Wood Frame |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|---------------------------|
| Date Listed | March 7th, 2025 |
| Days on Market | 44 |
| Zoning | R1 - Low Density Resident |

Listing Details

| | |
|----------------|------------------------|
| Listing Office | CENTURY 21 TWIN REALTY |
|----------------|------------------------|

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