\$549,000 - 1206 50 Street, Edson

MLS® #A2215350

\$549,000

5 Bedroom, 4.00 Bathroom, 2,065 sqft Residential on 0.21 Acres

NONE, Edson, Alberta

This 2 storey home sits on a massive 9000 sq.ft. lot, perfectly located close to schools. hockey arena, swimming pool, walking trails and just a short walk to downtown. The upper level features 5 spacious bedrooms and a 4 piece bathroom and 3 piece ensuite (bathrooms have been upgraded). In 2019 all new vinyl widows were instlled, adding to the homes energy efficiency and curb appeal along with new exterior finishing. The main floor offers a bright and inviting layout with a large kitchen and dining area, a formal dining room, a cozy living room with wood burning fireplace and a convenient 2 piece bathroom. The basement is an absolute showstopper - a man cave like no other. With a separate entrance, the fully finished basement includes a bar with a it up counter, fridges, a dishwasher, and a pool table which stays! You will also find a den, a 3 piece bathroom and a laundry area with two sets of washers and dryers. Step outside to enjoy two beautiful decks, both built in 2019. The first is a 16 x 16 featuring a bbq, bar area under a stylish pergola. A bridge leads to the second deck, also covered by a pergola which houses a relaxing hot tub. This second deck is engineered for durability supported by 13 piled foundations. This is a rare opportunity to owm a home with incredible indoor an outdoor entertainment spaces, perfect for family living and hosting friends.





Essential Information

MLS® # A2215350 Price \$549,000

Bedrooms 5
Bathrooms 4.00
Full Baths 3
Half Baths 1

Square Footage 2,065 Acres 0.21 Year Built 1977

Type Residential
Sub-Type Detached
Style 2 Storey
Status Active

Community Information

Address 1206 50 Street

Subdivision NONE City Edson

County Yellowhead County

Province Alberta
Postal Code T7E 1G2

Amenities

Parking Spaces 5

Parking Off Street, Parking Pad, Single Garage Attached

of Garages 1

Interior

Interior Features Bar, Vinyl Windows, Separate Entrance, Tankless Hot Water

Appliances Dishwasher, Dryer, Electric Stove, Microwave, Microwave Hood Fan,

Refrigerator, Window Coverings, Bar Fridge, Gas Dryer, Tankless Water

Heater

Heating Floor Furnace, Forced Air, Natural Gas

Cooling None
Fireplace Yes
of Fireplaces 1

Fireplaces Living Room, Wood Burning, Brick Facing

Has Basement Yes

Basement Finished, Full

Exterior

Exterior Features Barbecue, BBQ gas line, Sto

Lot Description Back Yard, Cul-De-Sac, La

Trees, Front Yard, Street Ligh

Roof Asphalt Shingle

Construction Mixed, Stone, Vinyl Siding, W

Foundation Poured Concrete

Additional Information

Date Listed April 27th, 2025

Days on Market 174

Zoning R-1B

Listing Details

Listing Office CENTURY 21 TWIN REALTY



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