

\$459,900 - 4108 15 Avenue, Edson

MLS® #A2186935

\$459,900

3 Bedroom, 3.00 Bathroom, 2,227 sqft

Residential on 0.21 Acres

Edson, Edson, Alberta

Incredible one story home in Hillendale. This bungalow is ideal for those looking to have the convenience of one level living. Boasting a calming neutral palette with beautiful low maintenance vinyl plank and tile flooring throughout. The generous kitchen has stainless steel appliances, a corner pantry, plenty of maple cabinets and counter space. Primary suite is spacious and can easily accommodate a king sized bed, and has a large walk in closet and a full en-suite bathroom. Second bedroom also has a full en-suite bathroom. The garage has been converted to additional living space with a full bathroom, and kitchenette/bar. A multipurpose space that can be used as a third bedroom, home gym, live-in nanny or an ideal place for a home based business. This home is wheel chair accessible. Home is on a 4ft concrete crawl space, offering so much additional storage. The yard is all maintenance free grass, in the summer months you can just enjoy! The swimspa is a great low impact way to get exercise, swimspa is in a covered gazebo with infrared heaters. This is a home not to be missed!

Built in 2009

Essential Information

MLS® # A2186935

Price \$459,900



| | |
|----------------|-------------|
| Bedrooms | 3 |
| Bathrooms | 3.00 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 2,227 |
| Acres | 0.21 |
| Year Built | 2009 |
| Type | Residential |
| Sub-Type | Detached |
| Style | Bungalow |
| Status | Active |

Community Information

| | |
|-------------|-------------------|
| Address | 4108 15 Avenue |
| Subdivision | Edson |
| City | Edson |
| County | Yellowhead County |
| Province | Alberta |
| Postal Code | T7E0A5 |

Amenities

| | |
|----------------|-------------|
| Parking Spaces | 2 |
| Parking | Parking Pad |
| Waterfront | Pond |

Interior

| | |
|-------------------|---|
| Interior Features | Open Floorplan |
| Appliances | Built-In Oven, Central Air Conditioner, Dishwasher, Dryer, Refrigerator, Washer, Electric Cooktop |
| Heating | Forced Air, Natural Gas |
| Cooling | Central Air |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Gas |
| Has Basement | Yes |
| Basement | Crawl Space, See Remarks |

Exterior

| | |
|-------------------|-------|
| Exterior Features | Other |
|-------------------|-------|

| | |
|-----------------|-----------------|
| Lot Description | Back Yard |
| Roof | Asphalt Shingle |
| Construction | Stucco |
| Foundation | ICF Block |

Additional Information

| | |
|----------------|-------------------|
| Date Listed | January 8th, 2025 |
| Days on Market | 121 |
| Zoning | R1B |

Listing Details

| | |
|----------------|--------------------------------|
| Listing Office | ROYAL LEPAGE EDSON REAL ESTATE |
|----------------|--------------------------------|

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