

**1519 41 Street
Edson, Alberta**

MLS # A2225269

\$439,900



Division:	NONE		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,504 sq.ft.	Age:	2008 (17 yrs old)
Beds:	6	Baths:	3
Garage:	Double Garage Attached		
Lot Size:	0.16 Acre		
Lot Feat:	Back Yard, Front Yard		

Heating:	Forced Air	Water:	-
Floors:	Ceramic Tile, Laminate, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R1
Foundation:	See Remarks	Utilities:	-
Features:	Granite Counters, Open Floorplan, Pantry		

Inclusions: n/a

Welcome to this beautifully updated 6-bedroom, 3-bathroom bungalow located in the highly desirable Hillendale subdivision in Edson. This spacious home features a bright, open-concept layout that's perfect for both everyday living and entertaining. The kitchen is outfitted with modern granite countertops and updated lighting, while the basement and parts of the main floor boast new flooring for a fresh, contemporary feel. Enjoy the convenience of main floor laundry, a double attached garage, and a fully fenced private backyard — ideal for families, pets, and relaxing summer evenings.