

780-832-5880

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#2, 506 41 Street Edson, Alberta

MLS # A2253304



\$88,000

Division:	Edson		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	490 sq.ft.	Age:	1972 (53 yrs old)
Beds:	1	Baths:	1
Garage:	Off Street, Parking Lot, Paved, Plug-In, Stall		
Lot Size:	-		
Lot Feat:	Backs on to Park/Green Space, Creek/River/Stream/Pond, Greenbelt,		

Heating: Water: Boiler, Hot Water, Natural Gas Floors: Sewer: Laminate, Tile Roof: **Condo Fee:** \$ 431 Tar/Gravel **Basement:** LLD: **Exterior:** Zoning: Stucco, Wood Frame R-4 Foundation: **Poured Concrete Utilities:**

Features: See Remarks

Inclusions: na

Nestled in the north west corner on the bottom floor of this building you will find this cozy 1 bedroom, 1 bathroom apartment. There is a bright, open living, dining and kitchen area, a 4 pc bathroom and a good sized bedroom. There is also a large storage area for any extras you have to fins a place for! There is a common laundry room right next to this unit that is available for no charge. This is an excellent starter home or investment property!