

# \$490,000 - 1506 42 Street, Edson

MLS® #A2143123

**\$490,000**

5 Bedroom, 3.00 Bathroom, 3,336 sqft

Residential on 0.20 Acres

NONE, Edson, Alberta

Spacious custom built 5 bedroom, 3 bathroom home located near schools, playgrounds, walking trails, and the new hospital! Home boasts an open concept kitchen and dining area with oak cabinets by Theo and breakfast nook, in-floor heating, triple glazed windows, ceramic tile and engineered hardwood flooring and California knockdown ceilings. Large primary bedroom on main level that features a huge walk in closet and a beautiful ensuite with controlled jetted tub with small tv, lights, and a separate shower with side jets and a waterfall. Upstairs you're greeted by a gigantic living room with French Doors leading to the balcony, bedroom, 4 piece bathroom, and walkway over the main level taking you to the enormous bonus room/bedroom over the garage. 30' x 26' attached heated garage and tonnes of parking. Don't miss your chance to own this one of a kind custom built home located in our family oriented Hillendale Subdivision!

Built in 2007

## Essential Information

MLS® #	A2143123
Price	\$490,000
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	3,336



Acres	0.20
Year Built	2007
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### **Community Information**

Address	1506 42 Street
Subdivision	NONE
City	Edson
County	Yellowhead County
Province	Alberta
Postal Code	T7E 0A5

### **Amenities**

Parking Spaces	8
Parking	Asphalt, Double Garage Attached, RV Access/Parking
# of Garages	2

### **Interior**

Interior Features	Breakfast Bar, Ceiling Fan(s), French Door, Jetted Tub, Sump Pump(s), Walk-In Closet(s)
Appliances	Dishwasher, Disposal, Dryer, Electric Stove, Garage Control(s), Refrigerator, Washer
Heating	Forced Air, Fireplace(s), In Floor, Pellet Stove, Radiant
Cooling	Other
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Electric, Pellet Stove
Basement	None

### **Exterior**

Exterior Features	None
Lot Description	Irregular Lot
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Slab

### **Additional Information**

Date Listed	June 19th, 2024
Days on Market	313
Zoning	R1

**Listing Details**

Listing Office	CENTURY 21 TWIN REALTY
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