



**GRASSROOTS**  
REALTY GROUP

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5021 10 Avenue  
Edson, Alberta

MLS # A2182572



**\$215,000**

Division:	Edson		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,036 sq.ft.	Age:	1974 (51 yrs old)
Beds:	2	Baths:	1
Garage:	Off Street, Parking Pad, RV Access/Parking		
Lot Size:	0.16 Acre		
Lot Feat:	Rectangular Lot		

Heating:	Floor Furnace, Forced Air	Water:	-
Floors:	Carpet, Laminate, Linoleum	Sewer:	-
Roof:	Asphalt	Condo Fee:	-
Basement:	Crawl Space, Partial	LLD:	-
Exterior:	Vinyl Siding	Zoning:	R1
Foundation:	Block	Utilities:	-
Features:	See Remarks		

Inclusions: N/A

Centrally Located Bungalow with Modern Updates! This charming 1,036 sq ft bungalow offers convenience and comfort, close to shopping, schools, and all essential amenities. This home has been thoughtfully renovated to meet modern standards, featuring 2 spacious bedrooms and 1 fully updated 4-piece bathroom. Recent updates include: a new roof, siding, and windows, Upgraded furnace and plumbing with on-demand hot water, Refreshed countertops, flooring, baseboards, paint, and stylish light fixtures. Step outside to enjoy a partially fenced yard with a deck, perfect for relaxing or entertaining. The property also includes a 14x20 shed, RV parking, and convenient back alley access. Whether you're a first-time homebuyer or an investor, this move-in-ready home is an excellent opportunity. Don't miss out!