

# \$299,900 - 1429 53 Street, Edson

MLS® #A2122503

## \$299,900

4 Bedroom, 2.00 Bathroom, 1,061 sqft  
Residential on 0.14 Acres

Edson, Edson, Alberta

Introducing this delightful 4-bedroom family home nestled on a quiet street within the sought-after Tiffin area. Step inside to discover a spacious kitchen boasting updated cabinets, a generous island, built-in oven and dishwasher. The kitchen seamlessly flows into the dining and living areas adorned with gleaming hardwood floors. The main level presents three bedrooms and an updated full bath, offering comfort and convenience. Descend to the basement, where a huge family room awaits, accompanied by an additional bedroom, full bath, and laundry facilities, providing ample space for relaxation and daily routines. Outside, the fully fenced yard is home to mature trees, a functional deck, a serene lounge patio, a storage shed, and rear parking accessible via the back alley, completing this charming abode.

Built in 1979

### Essential Information

MLS® #	A2122503
Price	\$299,900
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,061
Acres	0.14
Year Built	1979



Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### **Community Information**

Address	1429 53 Street
Subdivision	Edson
City	Edson
County	Yellowhead County
Province	Alberta
Postal Code	T7E 1H2

### **Amenities**

Parking Spaces	3
Parking	Off Street

### **Interior**

Interior Features	Breakfast Bar, Built-in Features, Kitchen Island, Laminate Counters
Appliances	Built-In Oven, Dishwasher, Microwave, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	Private Yard
Lot Description	Back Lane, Back Yard, Lawn
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	April 12th, 2024
Days on Market	371
Zoning	R1 - Low Density Resident

### **Listing Details**

Listing Office	CENTURY 21 TWIN REALTY
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