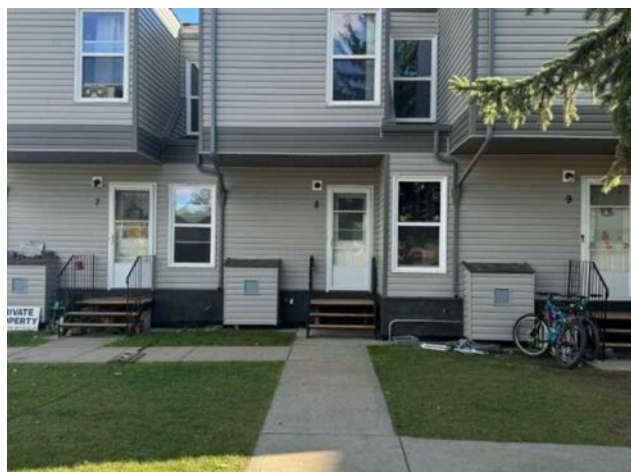


8, 5429 10 Avenue
Edson, Alberta

MLS # A2191601



\$119,900

Division:	NONE		
Type:	Residential/Other		
Style:	2 Storey		
Size:	1,233 sq.ft.	Age:	1977 (48 yrs old)
Beds:	3	Baths:	1
Garage:	Assigned, Off Street, On Street, Paved		
Lot Size:	-		
Lot Feat:	Back Yard, Backs on to Park/Green Space		

Heating:	Floor Furnace, Natural Gas	Water:	-
Floors:	Laminate, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle, Tar/Gravel	Condo Fee:	\$ 424
Basement:	Full, Unfinished	LLD:	-
Exterior:	Wood Frame, Wood Siding	Zoning:	R-2 - General Residential
Foundation:	Poured Concrete	Utilities:	-
Features:	No Smoking Home		

Inclusions: none

Why rent when you can own this 3-level, 3-bedroom, 2-bathroom townhouse with space for the whole family. The main floor features a renovated kitchen, separate dining room and a large living room with patio door access to the back yard area. Great for young families with three bedrooms on the same level. The primary bedroom has a private balcony, 2 additional bedrooms and a renovated 4-piece bathroom. The basement is open for you to design and houses the laundry and an open space that's perfect for a large games/rec room. This condo has been recently upgraded to include drywall, paint, flooring, cabinets and counters. The complex is located in a family friendly area, close to schools (all grades), parks and the Town of Edson trail system. Condo fees include 1 paved parking spot, professionally managed, exterior maintenance, water & Sewer and garbage. The complex is undergoing building upgrades to include roofing, siding, downspouts and eavestroughs.