

# \$12 - 2nd Floor, 419 50 Street, Edson

MLS® #A2198806

**\$12**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.21 Acres

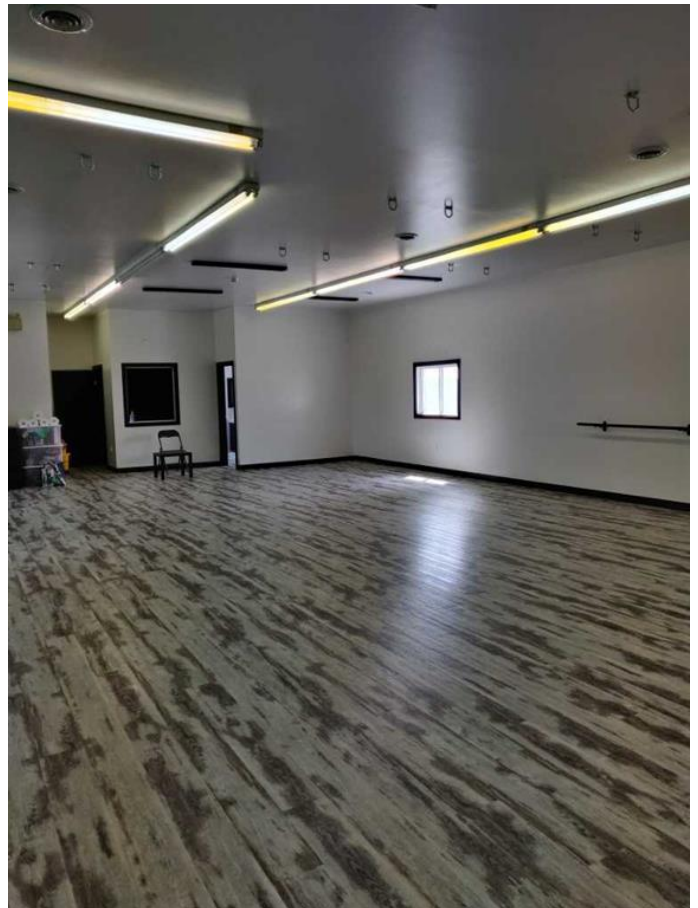
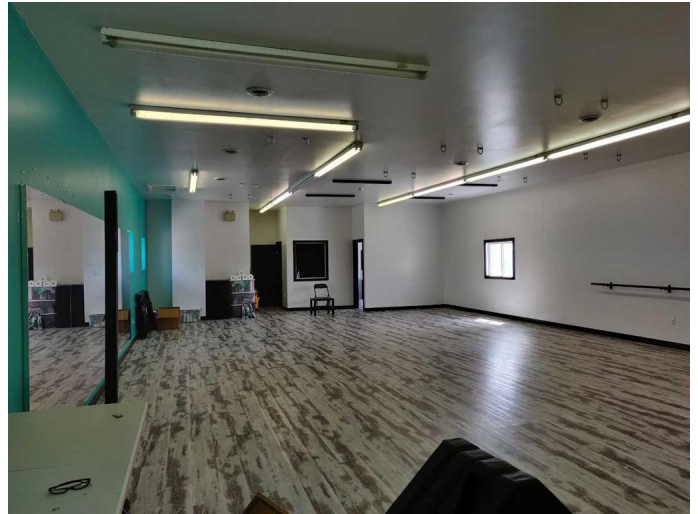
Edson, Edson, Alberta

This commercial property offers a unique leasing opportunity on the upper floor, featuring a mix of functional spaces ideal for various business uses. The second floor includes an office, a storage area, and a full bathroom, providing the convenience and amenities needed for day-to-day operations. Additionally, there is a large, open floor space that can be easily adapted to suit a range of needs, whether as additional office space, a yoga studio, or another creative use. The flexible layout and prime location in the downtown core make this upper floor a valuable option for businesses looking to establish themselves in a high-traffic area. With its strategic position just off Highway 16 and across from the main post office, this space offers excellent visibility and accessibility. Take advantage of this opportunity to lease a versatile space in a prime downtown location!

Built in 1965

## Essential Information

MLS® #	A2198806
Price	\$12
Bathrooms	0.00
Acres	0.21
Year Built	1965
Type	Commercial
Sub-Type	Mixed Use



Status	Active
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## Community Information

Address	2nd Floor, 419 50 Street
Subdivision	Edson
City	Edson
County	Yellowhead County
Province	Alberta
Postal Code	T7E 1T3

## Amenities

Utilities	Cable Available, Electricity Connected, Natural Gas Connected, Fiber Optics Available, High Speed Internet Available, Phone Available, Sewer Connected, Water Connected
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## Interior

Heating	Forced Air, Natural Gas
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## Exterior

Roof	Asphalt
Construction	Concrete, Metal Siding
Foundation	Block, Poured Concrete

## Additional Information

Date Listed	March 3rd, 2025
Days on Market	173
Zoning	CBD

## Listing Details

Listing Office	CENTURY 21 TWIN REALTY
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