

# \$209,000 - 202, 777 48 Street, Edson

MLS® #A2211497

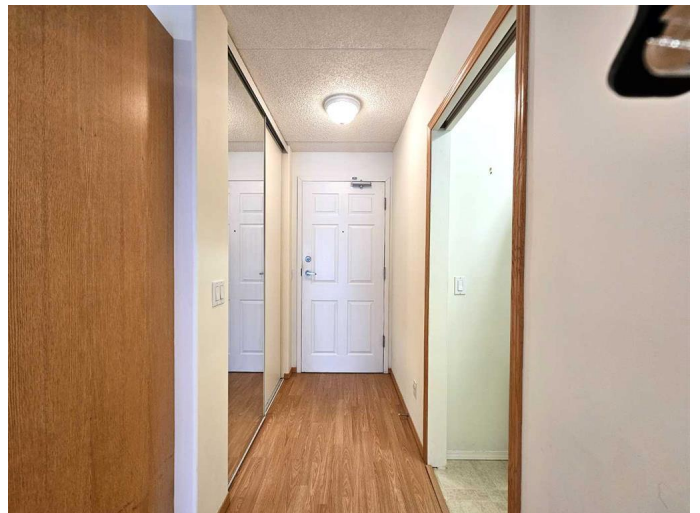
**\$209,000**

2 Bedroom, 2.00 Bathroom, 769 sqft

Residential on 0.00 Acres

Edson, Edson, Alberta

Experience carefree living in this 2-bedroom, 2-bathroom condo situated on the second floor of Spruce Terrace Condominiums. This unit features an open living area with patio doors that lead to a spacious balcony, as well as a built-in air conditioning unit. The kitchen is large and includes a dining area, plenty of storage space, a pantry cupboard, and upgraded appliances. The primary bedroom boasts a generous closet and a 3-piece ensuite bathroom. There is also a second bedroom that can serve as a guest room or an office, and the main 4-piece bathroom is equipped with a jetted tub. For added convenience, the in-unit laundry room has full-size machines and additional storage space. The flooring throughout the condo is low-maintenance laminate and linoleum. Enjoy the large, west-facing balcony, which offers a wonderful space for outdoor relaxation and includes storage rooms (totaling 42 sq. ft.) at each end. Spruce Terrace Condominiums is a well-maintained adult living (55+) concrete building constructed in 2005. The common areas have recently been updated and painted. Building amenities include grade-level indoor heated parking, outdoor parking, an elevator, a social room, and a games room for residents to enjoy. Conveniently located next to Kinsmen Park and across from the Red Brick Arts Center and the Edson Library, the condominium is just a short walk away from the Leisure Centre, Medical Centre, and main street.



Built in 2005

## Essential Information

MLS® #	A2211497
Price	\$209,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	769
Acres	0.00
Year Built	2005
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

## Community Information

Address	202, 777 48 Street
Subdivision	Edson
City	Edson
County	Yellowhead County
Province	Alberta
Postal Code	T7E 1Z6

## Amenities

Amenities	Elevator(s), Parking, Visitor Parking, Party Room, Recreation Room, Secured Parking, Snow Removal, Storage, Trash
Utilities	Cable Connected, Electricity Connected, Garbage Collection, Water Connected, Fiber Optics Available, High Speed Internet Available, Sewer Connected
Parking Spaces	1
Parking	Enclosed, Off Street, Parkade, Secured, Stall, Assigned

## Interior

Interior Features	Ceiling Fan(s), Jetted Tub, No Animal Home, No Smoking Home, Soaking Tub, Storage, Vinyl Windows, Elevator, Laminate Counters
Appliances	Dishwasher, Dryer, Microwave Hood Fan, Refrigerator, Stove(s), Washer, Window Coverings, Wall/Window Air Conditioner
Heating	Baseboard, Boiler, Hot Water, Natural Gas
Cooling	Wall/Window Unit(s)

# of Stories            3

## Exterior

Exterior Features	Balcony, Lighting, Rain Gutters
Roof	Asphalt Shingle
Construction	Concrete, Vinyl Siding
Foundation	Poured Concrete

## Additional Information

Date Listed	April 13th, 2025
Days on Market	131
Zoning	R3

## Listing Details

Listing Office            ROYAL LEPAGE EDSON REAL ESTATE

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