

# \$108,000 - 7, 414 41 Street, Edson

MLS® #A2212707

**\$108,000**

2 Bedroom, 1.00 Bathroom, 733 sqft

Residential on 0.00 Acres

NONE, Edson, Alberta

Whether you're a first-time homebuyer, an investor, or looking to downsize, this affordable 2-bedroom, 1-bathroom condo in Pine Crescent Condominiums could be the perfect fit. Located on the second floor with a desirable southwest exposure, the unit offers peaceful views of the ravine from a private 12x4-foot balcony. Over the years, the condo has seen numerous upgrades including newer paint, flooring, windows, doors, trim, modern appliances, updated cupboards, bathroom fixtures, and the addition of in-suite laundry with a stacking washer and dryer, plus extra storage. Situated in a quiet, sought-after area in Edson's east end, the building is close to the new hospital and scenic walking trails. With only 12 units in the complex, it offers a more intimate living environment. The monthly condo fee covers heat, water and sewer, garbage removal, grounds keeping, snow removal, common area maintenance and cleaning, parking, and professional management—making it a low-maintenance, worry-free investment or home.

Built in 1972

## Essential Information

MLS® #	A2212707
Price	\$108,000
Bedrooms	2
Bathrooms	1.00



Full Baths	1
Square Footage	733
Acres	0.00
Year Built	1972
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### Community Information

Address	7, 414 41 Street
Subdivision	NONE
City	Edson
County	Yellowhead County
Province	Alberta
Postal Code	T7E 1A2

### Amenities

Amenities	None
Parking Spaces	1
Parking	Off Street

### Interior

Interior Features	Closet Organizers, No Smoking Home
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer
Heating	Boiler, Natural Gas
Cooling	None
# of Stories	3

### Exterior

Exterior Features	Balcony
Construction	Stucco, Wood Frame

### Additional Information

Date Listed	April 18th, 2025
Days on Market	69
Zoning	R-4 High Den

### Listing Details

Listing Office

CENTURY 21 TWIN REALTY

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.