

# \$378,000 - 4348 10 Avenue, Edson

MLS® #A2229607

## \$378,000

4 Bedroom, 3.00 Bathroom, 1,465 sqft

Residential on 0.22 Acres

Edson, Edson, Alberta

Welcome to 4348 10 Avenue in the heart of Edson! This bright and spacious bungalow offers over 1,400 sq ft on the main floor with 4 bedrooms and 2.5 bathrooms. The kitchen is spacious enough to accommodate a dining nook with access to large dining room. Living room has a beautiful wood fireplace creating an inviting space. A fully finished basement provides a large recreation room, extra bedroom, full 3pc bathroom and a nice sized laundry room and plenty of storage. The oversized double attached garage is heated. Step outside to an incredible multi-level stamped concrete patio that flows into a beautifully landscaped, private backyard backing onto green spaceâ€”with no rear neighbors. A rare, tranquil retreat close to schools, parks, and amenities!

Built in 1971

## Essential Information

MLS® #	A2229607
Price	\$378,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,465
Acres	0.22
Year Built	1971



Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### Community Information

Address	4348 10 Avenue
Subdivision	Edson
City	Edson
County	Yellowhead County
Province	Alberta
Postal Code	T7E 1B1

### Amenities

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

### Interior

Interior Features	See Remarks
Appliances	Dryer, Electric Stove, Garage Control(s), Refrigerator, Washer
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Wood Burning
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Fire Pit, Private Yard
Lot Description	Backs on to Park/Green Space, Irregular Lot, Landscaped, Private, Treed
Roof	Asphalt, Metal
Construction	Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	June 9th, 2025
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Days on Market	13
Zoning	R1B

## **Listing Details**

Listing Office	ROYAL LEPAGE EDSON REAL ESTATE
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