

# \$170,000 - 80, 851 63 St, Edson

MLS® #A2219664

**\$170,000**

3 Bedroom, 2.00 Bathroom, 1,405 sqft

Mobile on 0.00 Acres

Edson, Edson, Alberta

Pride of ownership is evident in every corner of this home. The kitchen, dining and living area are open concept and perfectly decorated to feel warm and inviting. The kitchen cabinets have been professionally sprayed and some of the appliances are new in the last few years including the fridge, gas stove, microwave hood fan and both washer and dryer with pedestals. This home has air conditioning too! The primary bedroom is a calm retreat and includes an ensuite bath and walk in closet. The secondary bedrooms are a good size and located by the main bath. The real show stopper is outside where there is a 10' x 43' deck, pergola, Serenity Hydro Pool 6 person hot tub with a 10' x 12' metal roof gazebo. Unwind after a long day in this private, relaxing space. There is also a shed, perennial flower beds, a fenced yard with double gates and parking for a side by side or motorbikes. This home was leveled, had new skirting done and a new roof in 2020. This gorgeous property must be seen to to understand how special it is!

Built in 2007

## Essential Information

MLS® #	A2219664
Price	\$170,000
Bedrooms	3
Bathrooms	2.00



Full Baths	2
Square Footage	1,405
Acres	0.00
Year Built	2007
Type	Mobile
Sub-Type	Mobile
Style	Double Wide Mobile Home
Status	Active

### Community Information

Address	80, 851 63 St
Subdivision	Edson
City	Edson
County	Yellowhead County
Province	Alberta
Postal Code	T7E 0A2

### Amenities

Parking Spaces	2
Parking	Parking Pad

### Interior

Appliances	Dishwasher, Gas Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas

### Exterior

Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame

### Additional Information

Date Listed	May 10th, 2025
-------------	----------------

### Listing Details

Listing Office	ROYAL LEPAGE EDSON REAL ESTATE
----------------	--------------------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® 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.