

\$324,900 - 5137 6th Avenue, Edson

MLS® #E4429167

\$324,900

5 Bedroom, 3.00 Bathroom, 2,323 sqft

Single Family on 0.00 Acres

Edson, Edson, AB

Great opportunity to buy a legal duplex in Edson! This unique 1967 build is situated on a large, fenced corner lot with a newer heated double garage. Close to schools, playgrounds and other amenities. Unit A is 2bed 1.5bath and Unit B is 3bed 1.5bath. Each unit is spacious and welcoming. Each unit is currently occupied by tenants.

Built in 1967

Essential Information

MLS® #	E4429167
Price	\$324,900
Bedrooms	5
Bathrooms	3.00
Full Baths	2
Half Baths	2
Square Footage	2,323
Acres	0.00
Year Built	1967
Type	Single Family
Sub-Type	Duplex Side By Side
Style	2 and Half Storey
Status	Active

Community Information

Address 5137 6th Avenue



Area	Edson
Subdivision	Edson
City	Edson
County	ALBERTA
Province	AB
Postal Code	T7E 1J9

Amenities

Amenities	Off Street Parking, On Street Parking, Crawl Space, Deck
Parking Spaces	5
Parking	Double Garage Detached, Parking Pad Cement/Paved

Interior

Appliances	Dryer-Two, Refrigerators-Two, Stoves-Two, Washers-Two, Dishwasher-Two, Microwave Hood Fan-Two
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	None, No Basement

Exterior

Exterior	Wood, Stucco
Exterior Features	Corner Lot, Fenced, Fruit Trees/Shrubs, Playground Nearby, Schools
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

Additional Information

Date Listed	April 4th, 2025
Days on Market	15
Zoning	Zone 70

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Listing information last updated on April 19th, 2025 at 1:17pm MDT