

\$275,000 - #1, 53407 Range Road 155, Edson

MLS® #A2258572

\$275,000

5 Bedroom, 3.00 Bathroom, 1,173 sqft
Residential on 2.99 Acres

NONE, Edson, Alberta

Good bones, ready for your touch!

This home in the sought-after Pinedale Estates offers the perfect blend of community and country living, just minutes from town. Step through the double door entrance, Lots of natural light makes for warm welcoming feel.

The living room features a charming wood-accented fireplace and open to the dining room, complete with glass French doors to the backyard. The functional kitchen provides plenty of counter space. Also on this level, youâ€™™ll find a primary bedroom with ensuite, two additional bedrooms, and a full 3-piece bath.

The partially finished lower level includes two bedrooms, a half bath, and a wood stove with a convenient wood bin tucked under the stairs. Home ahas a large double car attached garage. Never carry your groceries through the snow again.

Outside, enjoy the well-manicured lawn, mature trees, firepit, and plenty of room for a garden. Lots of space for family gatherings and camping weekendsâ€™™.when the family all comes to help with the renos! Furnace was serviced Oct 27, 2025.

Built in 1981

Essential Information

MLS® # A2258572

Price \$275,000



Bedrooms	5
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,173
Acres	2.99
Year Built	1981
Type	Residential
Sub-Type	Detached
Style	Bi-Level, Acreage with Residence
Status	Active

Community Information

Address	#1, 53407 Range Road 155
Subdivision	NONE
City	Edson
County	Yellowhead County
Province	Alberta
Postal Code	T7E 3B5

Amenities

Parking Spaces	6
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	See Remarks
Appliances	Dishwasher, Dryer, Range Hood, Refrigerator, Stove(s), Washer, Window Coverings
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Wood Burning, Wood Burning Stove
Has Basement	Yes
Basement	Full

Exterior

Exterior Features	Fire Pit
-------------------	----------

Lot Description	See Remarks
Roof	Metal
Construction	Composite Siding
Foundation	Wood

Additional Information

Date Listed	September 19th, 2025
Days on Market	49
Zoning	CRD

Listing Details

Listing Office	CENTURY 21 TWIN REALTY
----------------	------------------------

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.