

\$62,000 - 210a, 5611 10 Avenue, Edson

MLS® #A2195953

\$62,000

2 Bedroom, 1.00 Bathroom, 776 sqft

Residential on 0.00 Acres

NONE, Edson, Alberta

An investment opportunity awaits! This 2-bedroom unit is on the second floor of Building A and has a northern view. All rooms are a good size and have either carpet or linoleum. Galley style kitchen with full sized fridge, stove and dishwasher. Huge living room with patio doors to the balcony that is great for BBQing or enjoying the outdoors. There's a 4-piece bathroom, a large in-suite storage room and large closet storage space in the unit's entrance. The building's laundry room is on the lower level and has upgraded machines operated by a Coinomatic card system. Building security includes interior hallway and entrance cameras and each entrance has fob controlled access for tenants and an intercom system for guests. Large parking lot provides one powered spot for each unit and other spots available for a monthly fee. Building security includes interior hallway and entrance cameras and each entrance has fob controlled access for tenants and an intercom system for guests. The large parking lot provides one powered spot for each unit and there's lots of street parking for guests. Mountain Vista Condominiums are professionally managed by Realty Canada, and there is an onsite manager with an office in Building A. There's a great Condo Board in place and the Condo Corporation has a healthy Reserve Fund. The complex is located in the Westhaven neighborhood, close to schools, shopping, recreation, and the Town's trail



system. This unit can be self-managed or managed by a property manager for a hassle-free investment. Whether you're looking to start out in the real estate market or for an investment property, this Condo is worth a look. This unit is currently vacant, and quick possession is available for its new owner.

Built in 1978

Essential Information

MLS® #	A2195953
Price	\$62,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	776
Acres	0.00
Year Built	1978
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

Community Information

Address	210a, 5611 10 Avenue
Subdivision	NONE
City	Edson
County	Yellowhead County
Province	Alberta
Postal Code	T7E 1R4

Amenities

Amenities	Coin Laundry, Parking, Trash, Visitor Parking
Utilities	Cable Available, Electricity Connected, Fiber Optics Available, Garbage Collection, High Speed Internet Available, Sewer Connected, Water Connected
Parking Spaces	1
Parking	Assigned, Off Street, Parking Lot, Paved, Plug-In, Stall

Interior

Interior Features	Laminate Counters, Storage
Appliances	Dishwasher, Range Hood, Refrigerator, Stove(s)
Heating	Baseboard, Hot Water, Natural Gas
Cooling	None
# of Stories	3

Exterior

Exterior Features	Lighting, Rain Gutters
Roof	Asphalt Shingle
Construction	Wood Frame, Wood Siding

Additional Information

Date Listed	March 11th, 2025
Days on Market	1
Zoning	R3

Listing Details

Listing Office	ROYAL LEPAGE EDSON REAL ESTATE
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