

# \$399,000 - 5529 3 Avenue, Edson

MLS® #A2129781

**\$399,000**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.00 Acres

NONE, Edson, Alberta

Versatile Commercial Space in a Prime Location

Conveniently situated between two major highways, this property offers excellent visibility and access. It features a flexible office, retail, or reception area, along with a spacious warehouse complete with bay doors. The partially fenced yard and alley access make it easy for trucks and customers to come and go, while on-street parking accommodates walk-in traffic.

Located close to all essential amenities—including shopping, restaurants, hotels, and service stations—this property is ideal for a range of business uses.

Built in 1981

## Essential Information

MLS® #	A2129781
Price	\$399,000
Bathrooms	0.00
Acres	0.00
Year Built	1981
Type	Commercial
Sub-Type	Retail
Status	Active

## Community Information

Address	5529 3 Avenue
Subdivision	NONE



City	Edson
County	Yellowhead County
Province	Alberta
Postal Code	T7E1L6

### **Additional Information**

Date Listed	May 9th, 2024
Days on Market	452
Zoning	C2

### **Listing Details**

Listing Office	CENTURY 21 TWIN REALTY
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