

\$343,400 - 90 Ava Crescent, Blackfalds

MLS® #A2095958

\$343,400

3 Bedroom, 3.00 Bathroom, 1,285 sqft
Residential on 0.07 Acres

Blackfalds - Other, Blackfalds, Alberta

Brand new semi detached home built by Falcon Homes. Spacious home, garage and best of all .. affordable! Tucked in one of the newest communities; Aspen Lakes is a balance of mixed residential with a comprehensive trail system and park areas with easy walkability and access to its commercial component and surrounding areas. Open design floor plan featuring design inspired kitchen with separate island and large dining area. Supersized living room with large windows allowing loads of natural light. Sliding glass doors to your completed deck perfect for summer BBQs. Upstairs features 3 bedrooms, including a master with 3 piece bath and walk in closet. Upper laundry and 4 piece bath complete this floor. Downstairs is awaiting your personal touches or can be finished by builder. Will be landscaped with wood divider fence. Taxes yet to be assessed. 10 year New Home Warranty. UNDER CONSTRUCTION. PHOTOS ARE REPRESENTATIVE.

Built in 2023

Essential Information

MLS® #	A2095958
Price	\$343,400
Sold Price	\$338,000
Bedrooms	3
Bathrooms	3.00



Full Baths	2
Half Baths	1
Square Footage	1,285
Acres	0.07
Year Built	2023
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Sold

Community Information

Address	90 Ava Crescent
Subdivision	Blackfalds - Other
City	Blackfalds
County	Lacombe County
Province	Alberta
Postal Code	T4M 0M9

Amenities

Parking Spaces	3
Parking	Single Garage Attached, Stall

Interior

Interior Features	Bathroom Rough-in, Stone Counters
Appliances	Dishwasher, Electric Stove, Microwave, Refrigerator
Heating	Electric, Forced Air, Natural Gas
Cooling	Other
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	None
Lot Description	Back Yard, Low Maintenance Landscape
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	December 2nd, 2023
-------------	--------------------

Date Sold	February 27th, 2024
Days on Market	87
Zoning	R2
HOA Fees	0.00

Listing Details

Listing Office Bode Platform Inc.

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