

\$495,000 - 77 Ash Close, Blackfalds

MLS® #A2189523

\$495,000

4 Bedroom, 3.00 Bathroom, 1,155 sqft

Residential on 0.14 Acres

Aspen Lake, Blackfalds, Alberta

Welcome to 77 Ash Close, a stunning home nestled in a quiet close in the charming town of Blackfalds. This sought-after location offers low traffic with a one-way in, one-way out design, and backs onto serene greenspace and the Trans-Canada Trail system. Perfect for nature lovers and outdoor enthusiasts, the trail system connects Blackfalds to both Red Deer and Lacombe, offering endless opportunities for walking, biking, and exploring the picturesque surroundings—or, if you’re feeling really adventurous, you could follow the trail all the way across Canada (but only if you really want to).

This beautifully finished 1155 sqft walkout home features 4 bedrooms and 3 bathrooms, offering plenty of space for families or those who love to entertain. The east-facing backyard ensures you’ll enjoy warm morning sun, creating the perfect ambiance for your coffee on the deck or patio.

Inside, you’ll find 9-foot ceilings and durable vinyl plank flooring throughout the home, paired with rich walnut cabinetry and sleek stainless steel appliances for a modern, timeless look. The main floor includes 2 bedrooms (one being the spacious primary suite), a convenient upstairs laundry hookup, and an ensuite that boasts a double sink vanity, water closet, and a luxurious sit-in tub.

The fully finished walkout basement is an



entertainer’s dream, complete with in-floor heating, a built-in entertainment center, and a stylish dry bar. The lower level also features 2 oversized bedrooms and a spa-like bathroom with a full shower. Outside, the spacious yard offers endless possibilities, from hosting gatherings to creating a play space for kids or pets. The yard is fully fenced with maintenance-free vinyl fencing, ensuring privacy and ease of care.

To top it all off, the home is equipped with air conditioning to keep you comfortable year-round. 77 Ash combines modern living with outdoor accessibility in an unbeatable location. Don’t miss the chance to call this incredible property your home!

Built in 2014

Essential Information

MLS® #	A2189523
Price	\$495,000
Sold Price	\$512,500
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,155
Acres	0.14
Year Built	2014
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Sold

Community Information

Address	77 Ash Close
Subdivision	Aspen Lake
City	Blackfalds
County	Lacombe County

Province	Alberta
Postal Code	T4M 0H8

Amenities

Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	Built-in Features, Closet Organizers, High Ceilings, Kitchen Island, No Smoking Home, Separate Entrance, Storage, Vinyl Windows, Walk-In Closet(s), Dry Bar
Appliances	Central Air Conditioner, Dishwasher, Microwave, Range Hood, Refrigerator, Washer/Dryer, Window Coverings, Gas Stove
Heating	Forced Air, In Floor
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Separate/Exterior Entry, Finished, Full, Walk-Out

Exterior

Exterior Features	Private Yard, Lighting
Lot Description	Back Yard, Backs on to Park/Green Space, City Lot, Front Yard, Interior Lot, No Neighbours Behind, Private, Rectangular Lot, Cul-De-Sac
Roof	Asphalt Shingle
Construction	Concrete, Stone, Vinyl Siding, Other
Foundation	Poured Concrete

Additional Information

Date Listed	January 22nd, 2025
Date Sold	February 2nd, 2025
Days on Market	11
Zoning	R1L
HOA Fees	0.00

Listing Details

Listing Office	CIR Realty
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