

# \$629,900 - 65 Ash Close, Blackfalds

MLS® #A2228634

**\$629,900**

4 Bedroom, 4.00 Bathroom, 1,758 sqft

Residential on 0.14 Acres

Aspen Lake, Blackfalds, Alberta

Welcome to 65 Ash Close in Beautiful Aspen Lakes, Blackfalds! This stunning one-owner, fully developed two-storey home offers the perfect blend of space, comfort, and convenience. Featuring 4 bedrooms, 3.5 bathrooms, massive bonus room, and a sought-after heated triple attached garage with a 220v outlet, this home is built for family living and entertaining. Step inside to find spacious front and back entries, including a thoughtfully designed boot room with custom cubbies—ideal for keeping everything neat and organized. The main floor boasts a bright, open layout, kitchen island with granite counter top, gas fireplace, corner pantry & more. Upstairs, there are three bedrooms and a bonus room which could be used for moving nights or a playroom. The primary bedroom has a tray ceiling and the ensuite is extremely spacious offering a dual vanity, shower and tub! Downstairs, the walkout basement adds even more functional living space including a wet bar and with easy access to the outdoors & there is also a gas line ran for your fire table making it great for entertaining or just enjoying your back yard! Love spending time outside? You™ll enjoy relaxing or hosting on the large back deck, which overlooks the scenic TransCanada Trail that wraps around a tranquil pond in Aspen Lakes. From your backyard, you can bike or walk the trail all the way to Lacombe. This is more than just a house—it's a lifestyle. Don't miss your chance to own this exceptional property in a



family-friendly neighbourhood close to parks, paths, and nature.

Built in 2015

**Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2228634    |
| Price          | \$629,900   |
| Bedrooms       | 4           |
| Bathrooms      | 4.00        |
| Full Baths     | 3           |
| Half Baths     | 1           |
| Square Footage | 1,758       |
| Acres          | 0.14        |
| Year Built     | 2015        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

**Community Information**

|             |                |
|-------------|----------------|
| Address     | 65 Ash Close   |
| Subdivision | Aspen Lake     |
| City        | Blackfalds     |
| County      | Lacombe County |
| Province    | Alberta        |
| Postal Code | T4M 0H8        |

**Amenities**

|                |                                  |
|----------------|----------------------------------|
| Parking Spaces | 6                                |
| Parking        | Driveway, Triple Garage Attached |
| # of Garages   | 3                                |

**Interior**

|                   |                                                                                                      |
|-------------------|------------------------------------------------------------------------------------------------------|
| Interior Features | Granite Counters, Kitchen Island, Laminate Counters, Open Floorplan, Storage, Walk-In Closet(s), Bar |
| Appliances        | Dishwasher, Microwave, Refrigerator, Stove(s), Washer/Dryer                                          |
| Heating           | Forced Air                                                                                           |
| Cooling           | None                                                                                                 |

|              |                                          |
|--------------|------------------------------------------|
| Has Basement | Yes                                      |
| Basement     | Finished, Full, Walk-Out, Exterior Entry |

## Exterior

|                   |                                                     |
|-------------------|-----------------------------------------------------|
| Exterior Features | Balcony, Barbecue, Private Yard                     |
| Lot Description   | Back Yard, Backs on to Park/Green Space, Cul-De-Sac |
| Roof              | Asphalt Shingle                                     |
| Construction      | Concrete, Vinyl Siding, Wood Frame                  |
| Foundation        | Poured Concrete                                     |

## Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | June 6th, 2025 |
| Days on Market | 10             |
| Zoning         | R1L            |

## Listing Details

|                |                                   |
|----------------|-----------------------------------|
| Listing Office | Royal LePage Network Realty Corp. |
|----------------|-----------------------------------|

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