

## \$515,250 - 1111 Aster Boulevard, Edmonton

MLS® #E4415783

**\$515,250**

3 Bedroom, 2.50 Bathroom, 1,421 sqft

Single Family on 0.00 Acres

Aster, Edmonton, AB

Discover the Sansa Model in Aster, certified NET ZERO READY! This home combines refined aesthetics with efficient living, featuring 9ft ceilings on the main and basement levels, a separate side entrance, and Luxury Vinyl Plank throughout. The welcoming foyer includes a convenient coat closet, leading to a cozy great room with abundant natural light and an open dining area for a warm, inviting feel. The rear L-shaped kitchen boasts quartz counters, an island with a flush eating ledge, an undermount sink with a window view, Thermofoil cabinets with soft-close doors and drawers, and a spacious pantry. A discreet 2pc bath near the rear entry opens to a backyard with access to a detached dbl garage. Upstairs, enjoy a conveniently located laundry area, a bright primary suite with a walk-in closet and 3pc ensuite with a tub/shower combo, 2 additional bedrooms with generous closet space and a main 3pc bath. The Sansa includes a basement rough-in pkg & an appliance pkg, delivering both style and functionality.

Built in 2024

### Essential Information

MLS® # E4415783

Price \$515,250



|                |                        |
|----------------|------------------------|
| Bedrooms       | 3                      |
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 1,421                  |
| Acres          | 0.00                   |
| Year Built     | 2024                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 1111 Aster Boulevard |
| Area        | Edmonton             |
| Subdivision | Aster                |
| City        | Edmonton             |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T6T 2V2              |

### Amenities

|           |   |
|-----------|---|
| Amenities | On Street Parking, Air Conditioner, Ceiling 9 ft., Closet Organizers, Detectors Smoke, No Animal Home, No Smoking Home, Smart/Program. Thermostat, HRV System |
| Parking   | Double Garage Detached  |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | ensuite bathroom  |
| Appliances        | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Refrigerator, Stove-Electric, Washer |
| Heating           | Forced Air-1, Natural Gas   |
| Stories           | 2   |
| Has Basement      | Yes   |
| Basement          | Full, Unfinished  |

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, Stone, Vinyl   |
| Exterior Features | Flat Site, No Back Lane, Playground Nearby, Public Transportation, |

|              |                          |
|--------------|--------------------------|
|              | Schools, Shopping Nearby |
| Roof         | Asphalt Shingles         |
| Construction | Wood, Stone, Vinyl       |
| Foundation   | Concrete Perimeter       |

### **School Information**

|            |                         |
|------------|-------------------------|
| Elementary | Jackson Heights School  |
| Middle     | Thelma Chalifoux School |
| High       | Dr. Francis Whiskeyjack |

### **Additional Information**

|                |                     |
|----------------|---------------------|
| Date Listed    | December 10th, 2024 |
| Days on Market | 166                 |
| Zoning         | Zone 30             |

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Listing information last updated on May 25th, 2025 at 7:02pm MDT