

## \$439,000 - 64 Aspen Crescent, St. Albert

MLS® #E4446514

**\$439,000**

3 Bedroom, 3.00 Bathroom, 1,236 sqft

Single Family on 0.00 Acres

Akinsdale, St. Albert, AB

This beautifully laid-out bungalow offers exceptional space and versatility, perfect for all families. Step into a bright and expansive living room, flowing into a separate dining area and functional kitchen—ideal for everyday living and entertaining. The main floor features generously sized bedrooms, including a primary suite with its own private ensuite, plus an additional full bathroom for all. The fully finished basement is a standout feature, boasting heated flooring, another bedroom, a full kitchen, den, living room, full bathroom, and separate entrance—ideal for extended family or guests. Additional highlights include a double detached garage, ample storage space, and an extra-long driveway that can comfortably accommodate 10 vehicles. Also with RV parking space available. Ample natural light throughout the home helps to create a very welcoming environment. This is a unique opportunity to own a home that offers space and comfort—all in one package!

Built in 1974

### Essential Information

MLS® #	E4446514
Price	\$439,000
Bedrooms	3
Bathrooms	3.00



Full Baths	3
Square Footage	1,236
Acres	0.00
Year Built	1974
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	64 Aspen Crescent
Area	St. Albert
Subdivision	Akinsdale
City	St. Albert
County	ALBERTA
Province	AB
Postal Code	T8N 2L8

### Amenities

Amenities	Deck
Parking Spaces	10
Parking	Double Garage Detached, Over Sized

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Washer, Refrigerators-Two, Stoves-Two, Garage Heater
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Metal, Stucco
Exterior Features	Fenced, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Metal, Stucco
Foundation	Concrete Perimeter

**Additional Information**

Date Listed                July 8th, 2025  
Days on Market        15  
Zoning                    Zone 24

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