

\$349,900 - 38 Anna Close, Blackfalds

MLS® #A2252654

\$349,900

3 Bedroom, 3.00 Bathroom, 1,344 sqft
Residential on 0.50 Acres

Aspen Lakes West, Blackfalds, Alberta

AVAILABLE IMMEDIATELY. Beautifully designed 3-bedroom, 2.5-bathroom townhome in Aspen Lakes West! This modern townhome has two levels of functional living, with an unfinished basement ready for future customization. The spacious kitchen features a center island, flowing into open dining and living areas ideal for gatherings. Upstairs, youâ€™ll find three generously sized bedrooms, including a primary suite with a walk-in closet and ensuite, along with convenient upper-floor laundry. Situated in a high-growth area of Aspen Lakes West, just steps from parks, trails, and schools, this home offers both an exceptional lifestyle and strong long-term potential in Blackfalds! INTERIOR PHOTOS ARE REPRESENTATIVE



Built in 2024

Essential Information

MLS® #	A2252654
Price	\$349,900
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,344
Acres	0.50
Year Built	2024
Type	Residential

Sub-Type Row/Townhouse
Style 2 Storey
Status Active

Community Information

Address 38 Anna Close
Subdivision Aspen Lakes West
City Blackfalds
County Lacombe County
Province Alberta
Postal Code T4M 0N1

Amenities

Parking Spaces 2
Parking Off Street

Interior

Interior Features Kitchen Island, Quartz Count
Appliances Dishwasher, Electric Stov
Washer/Dryer

Heating Forced Air
Cooling None
Has Basement Yes
Basement Full, Unfinished

Exterior

Exterior Features Private Entrance, Private Yar
Lot Description Back Lane, Back Yard, City L
Roof Asphalt Shingle, Metal, Vinyl
Construction Concrete, Vinyl Siding, Wood Frame
Foundation Poured Concrete

Additional Information

Date Listed August 28th, 2025
Days on Market 16
Zoning R2

Listing Details

Listing Office The Agency North Central Albe



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.