

# \$419,900 - 30 Anna Close, Blackfalds

MLS® #A2255932

**\$419,900**

3 Bedroom, 3.00 Bathroom, 1,320 sqft  
Residential on 0.06 Acres

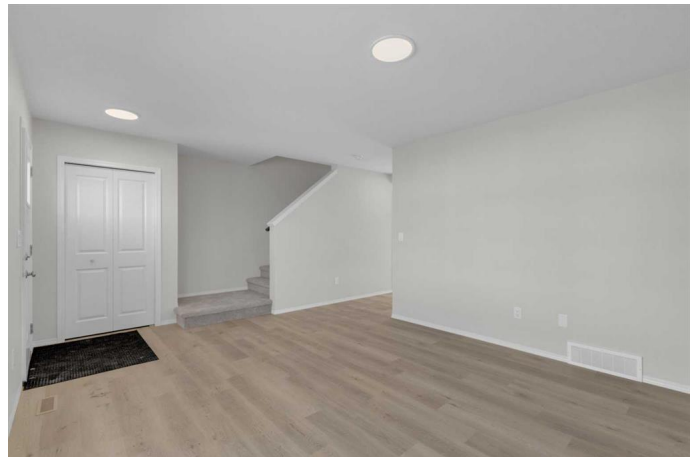
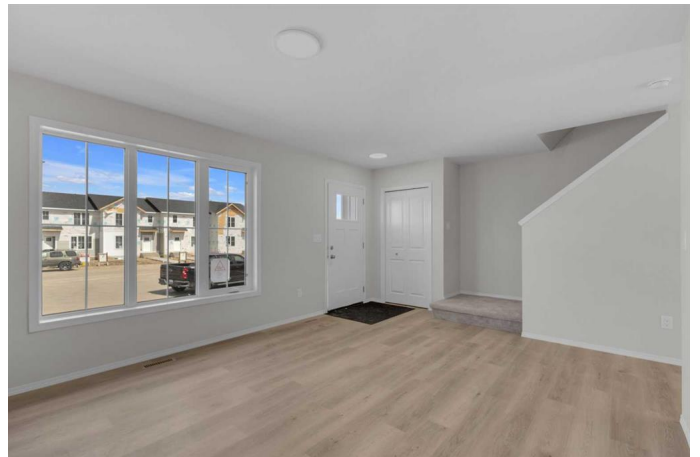
Aspen Lakes West, Blackfalds, Alberta

AVAILABLE IMMEDIATELY. Thoughtfully planned 3-bedroom, 2.5-bathroom townhome in Aspen Lakes West! This modern townhome offers functional living across two levels, with the additional benefit of a fully developed 1-bedroom legal basement suite. Enjoy a spacious kitchen with a center island, open dining and living spaces for gathering, and three generously sized bedrooms upstairs. The primary bedroom includes a walk-in closet and ensuite, while the upper-floor laundry adds ease to your daily routine. Located in a high-growth area of Aspen Lakes West, just steps from parks, trails, and schools. This home delivers both lifestyle and long-term potential in growing Blackfalds! PHOTOS ARE REPRESENTATIVE

Built in 2024

## Essential Information

MLS® #	A2255932
Price	\$419,900
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,320
Acres	0.06
Year Built	2024
Type	Residential
Sub-Type	Row/Townhouse



Style	2 Storey
Status	Active

### Community Information

Address	30 Anna Close
Subdivision	Aspen Lakes West
City	Blackfalds
County	Lacombe County
Province	Alberta
Postal Code	T4M 0N1

### Amenities

Parking Spaces	3
Parking	Off Street

### Interior

Interior Features	Kitchen Island, Quartz Counters
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Finished, Full

### Exterior

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

### Additional Information

Date Listed	September 22nd, 2025
Zoning	R2

### Listing Details

Listing Office	The Agency North Central Alberta
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