

1-833-477-6687 aloha@grassrootsrealty.ca

50 Anna Close Blackfalds, Alberta

MLS # A2255947



\$349,900

Division: Aspen Lakes West Residential/Five Plus Type: Style: 2 Storey Size: 1,320 sq.ft. Age: 2024 (1 yrs old) **Beds:** Baths: 2 full / 1 half Garage: Off Street Lot Size: 0.05 Acre Lot Feat: Back Lane, Back Yard, City Lot

Heating:	Forced Air	Water:	-
Floors:	Carpet, Ceramic Tile, Linoleum, Vinyl Plank, Wood	Sewer:	-
Roof:	Asphalt Shingle, Vinyl, Metal	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Concrete, Vinyl Siding, Wood Frame	Zoning:	R2
Foundation:	Poured Concrete	Utilities:	-

Features: Kitchen Island, Quartz Counters

Inclusions: N/A

AVAILABLE IMMEDIATELY. This charming 3-bedroom, 2.5-bath townhome offers a welcoming layout with open kitchen, cozy living spaces, and a basement ready for your personal touch. Upstairs, enjoy a spacious primary suite, two additional bedrooms, and laundry for everyday ease. Located in a vibrant community near parks and schools, this home is perfect for growing families, investors, or

first-time buyers. PHOTOS ARE REPRESENTATIVE