

# \$759,000 - 2505 Aspen Drive, Coaldale

MLS® #A2181817

**\$759,000**

5 Bedroom, 3.00 Bathroom, 2,172 sqft  
Residential on 0.17 Acres

NONE, Coaldale, Alberta

A tremendous, multi-generational and upgraded home in the cozy community of Cottonwood! This family friendly area features green spaces, playgrounds, a lake, basketball court and even a golf course just 1 block away! A quick 10 minute drive from Lethbridge makes this home not only practical for a busy family, it offers a great neighborhood to call home. This spacious bi-level + bonus is full of thoughtful upgrades and high-end finishes everywhere you look! The main floor has soaring ceilings, a huge laundry room with built-ins, a granite adorned kitchen with walk-in pantry, side by side fridge and freezer, bonus built-ins for storage (or your own coffee bar) and adjacent dining room. A few more steps takes you to the living room that boasts plentiful natural light, a gas fireplace with mantle and and stone surround, flanked by even more custom built-ins! There's 2 bedrooms on the main floor that share a 4 piece bathroom and a covered deck with privacy screen are just outside of your dining area! Taking the steps upstairs you'll find the primary bedroom! A well sized bedroom with tray ceiling, a 5 piece ensuite with stand alone soaker tub, walk-in tiled shower (with seating!) and a walk-in closet makes this a true retreat. The basement is what makes this home so practical for an extended family with a full kitchen, second gas fireplace, 2 huge bedrooms, 4 piece bathroom and more storage space! The backyard is fully landscaped, irrigated and fenced, there's a



triple HEATED garage and nothing left for you to do except move in!

Built in 2021

### Essential Information

MLS® #	A2181817
Price	\$759,000
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	2,172
Acres	0.17
Year Built	2021
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

### Community Information

Address	2505 Aspen Drive
Subdivision	NONE
City	Coaldale
County	Lethbridge County
Province	Alberta
Postal Code	T1M 0C7

### Amenities

Parking Spaces	5
Parking	Triple Garage Attached
# of Garages	3

### Interior

Interior Features	Built-in Features, Central Vacuum, Granite Counters, Kitchen Island, Pantry, Soaking Tub
Appliances	Central Air Conditioner, Dishwasher, Garage Control(s), Gas Stove, Microwave, Range Hood, Refrigerator, Washer/Dryer, Window Coverings, Wine Refrigerator
Heating	Forced Air

Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	Private Yard, Storage
Lot Description	Back Yard
Roof	Asphalt Shingle
Construction	Composite Siding, Stone
Foundation	Poured Concrete

### **Additional Information**

Date Listed	December 5th, 2024
Days on Market	97
Zoning	R-1A

### **Listing Details**

Listing Office	Grassroots Realty Group
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