

# \$1,200,000 - 309 Aspen Avenue, Jasper

MLS® #A2207720

**\$1,200,000**

6 Bedroom, 3.00 Bathroom, 1,250 sqft

Residential on 0.16 Acres

Jasper, Jasper, Alberta

For more information, please click Brochure button.

This beautifully updated, move-in-ready home offers plenty of space and versatility. Upstairs, you'll find 4 generously sized bedrooms and a fully renovated 4-piece bathroom. The main floor features a convenient half bathroom, a bright kitchen with brand-new appliances and a pantry, a stylishly updated living room, and a bonus room that can serve as a fourth bedroom or flex space. The lower level adds even more functionality with a second laundry room, a 3-piece bathroom, a fifth bedroom, and a spacious rec room with a separate entrance. The rec room can easily be converted into a sixth bedroom. Outside, the home boasts a huge fenced yard, an oversized powered shed (formerly a garage), a cement parking pad within the fenced area, an additional gravel parking pad, a sectioned-off garden, and a carport for added convenience. This home is designed for both comfort and practicality—perfect for families or investors alike!

Built in 1940

## Essential Information

|           |             |
|-----------|-------------|
| MLS® #    | A2207720    |
| Price     | \$1,200,000 |
| Bedrooms  | 6           |
| Bathrooms | 3.00        |



|                |             |
|----------------|-------------|
| Full Baths     | 2           |
| Half Baths     | 1           |
| Square Footage | 1,250       |
| Acres          | 0.16        |
| Year Built     | 1940        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 309 Aspen Avenue     |
| Subdivision | Jasper               |
| City        | Jasper               |
| County      | Jasper, Municipality |
| Province    | Alberta              |
| Postal Code | T0E 1E0              |

### Amenities

|                |         |
|----------------|---------|
| Parking Spaces | 2       |
| Parking        | Carport |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | Pantry, Storage  |
| Appliances        | Dishwasher, Dryer, Electric Range, Microwave, Oven, Refrigerator, Washer, Washer/Dryer Stacked, Built-In Range |
| Heating           | Baseboard, Natural Gas, Radiant  |
| Cooling           | None   |
| Has Basement      | Yes  |
| Basement          | Finished, Full   |

### Exterior

|                   |                                       |
|-------------------|---------------------------------------|
| Exterior Features | Private Entrance, Private Yard        |
| Lot Description   | Back Yard, Front Yard, Lawn           |
| Roof              | Asphalt Shingle                       |
| Construction      | Vinyl Siding, Wood Frame, Wood Siding |
| Foundation        | Poured Concrete                       |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | April 1st, 2025 |
| Days on Market | 49              |
| Zoning         | R2H             |

**Listing Details**

|                |                  |
|----------------|------------------|
| Listing Office | Easy List Realty |
|----------------|------------------|

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