



Athabasca Town Alberta

\$790,000

Your Acreage Dream Just Minutes from Town Have you been searching for an acreage close to town but without sacrificing privacy? This stunning property in Aspen Ridge Estates offers the best of both worlds—just minutes from downtown Athabasca and local schools, yet tucked away on a beautifully landscaped lot. The backyard is fully fenced for your four-legged friends, while the rest of the acreage is a perfect mix of mature trees and manicured green space. Newly planted trees along the driveway will soon create a breathtaking natural entrance to your home. Inside, this spacious four-bedroom home defines comfortable luxury. Three of the bedrooms feature their own private en-suites, making it ideal for families or guests. A spacious loft above the garage provides a completely private living space, while the full, unfinished walk-out basement is ready for your vision—whether that's a recreation area, extra bedrooms, or even a separate suite. Do not miss this opportunity. (id:6769)

Bedroom 5 3.83 m X 4.54 m

Living room 4.69 m X 6.41 m

Dining room 3.87 m X 3.57 m

Kitchen 3.87 m X 5.08 m

Primary Bedroom 4.43 m X 7.04 m

Laundry room 2.08 m X 2.34 m

Breakfast 3.87 m X 2.64 m

Family room 6.12 m X 6.5 m

Bedroom 2 4.42 m X 6.53 m

Bedroom 3 3.88 m X 7.23 m

Bedroom 4 4.47 m X 7.04 m

Listing Presented By:



Originally Listed by:
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