



## 12311 ASPEN Drive Edmonton AB

\$2,395,000

LOTTERY HOME!! Absolutely stunning estate home on Aspen Drive! Built w/quality craftsmanship by Birkholz Homes, this BRAND NEW masterpiece offers over 4500+ sqft of living space, sits upon a 9000+ sqft lot, and is located on a private street steps from Whitemud Creek Ravine. The FULLY FINISHED, 2-storey gem offers 5 total bedrooms, 4.5 baths, triple/oversized attached garage, and fully landscaped yard. The main floor welcomes you w/soaring ceilings and gorgeous floating staircase. Open concept living w/beautiful kitchen, huge living/dining areas, den off front entrance, mudroom/walk-through pantry. Upstairs you will find the master suite w/5-pc ensuite and large walk-in closet, 3 other bedrooms (one with 3-pc ensuite), additional 4-pc bath, and laundry room. The lower level offers a huge rec area w/wet bar, 5th bedroom, exercise/flex room and ample amounts of storage. Extensive use of quality finishing throughout. It is not often an opportunity like this comes up in such a private/mature location!

Listing Presented By:



Originally Listed by:  
RE/MAX Elite

ryan@ryanlauber.com  
<http://ryanlauber.com>

**RE/MAX ELITE**

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Phone: 780-406-4000

Fax:

[executive@eliterealestate.ca](mailto:executive@eliterealestate.ca)