

## \$369,980 - 1174 Aster Boulevard, Edmonton

MLS® #E4437577

**\$369,980**

2 Bedroom, 2.50 Bathroom, 1,108 sqft

Single Family on 0.00 Acres

Aster, Edmonton, AB

Come check out this well maintained town home with NO CONDO FEES ! You read that right welcome to this well kept town home unit the "Abbey" Built by StreetSide Developments and is located in one of Edmonton's newest premier South East communities of Aster. With over 1100 square Feet, it comes with front yard landscaping and a single over sized attached garage, this opportunity is perfect for a young family or young couple. Your main floor is complete with upgrade luxury Vinyl Plank flooring throughout the great room and the kitchen. The main entrance/ main floor has a good sized Den that can be also used as a bedroom, it also had a 2 piece bathroom. Highlighted in your new kitchen are upgraded cabinets, upgraded counter tops and a tile back splash. The upper level has 2 bedrooms and 2 full bathrooms. This home comes with all appliances as well and is move in ready!

Built in 2023

### Essential Information

MLS® #	E4437577
Price	\$369,980
Bedrooms	2
Bathrooms	2.50
Full Baths	2



Half Baths	1
Square Footage	1,108
Acres	0.00
Year Built	2023
Type	Single Family
Sub-Type	Residential Attached
Style	2 Storey
Status	Active

### Community Information

Address	1174 Aster Boulevard
Area	Edmonton
Subdivision	Aster
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6T 2S2

### Amenities

Amenities	See Remarks
Parking	Over Sized, Single Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings, See Remarks
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Airport Nearby, Fenced, Landscaped, Park/Reserve, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed            May 21st, 2025  
Days on Market      26  
Zoning                Zone 30

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED.Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)  
Listing information last updated on June 16th, 2025 at 12:47pm MDT