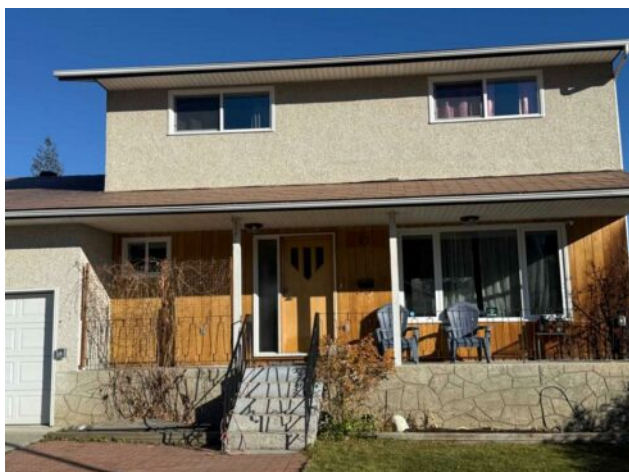


11 Aspen Crescent  
Jasper, Alberta

MLS # A2268876



## \$1,599,000

<b>Division:</b>	Jasper		
<b>Type:</b>	Residential/House		
<b>Style:</b>	2 Storey		
<b>Size:</b>	1,865 sq.ft.	<b>Age:</b>	1968 (58 yrs old)
<b>Beds:</b>	7	<b>Baths:</b>	4 full / 1 half
<b>Garage:</b>	Double Garage Attached, Parking Pad		
<b>Lot Size:</b>	0.11 Acre		
<b>Lot Feat:</b>	Back Yard, Few Trees, Front Yard, Lawn		

<b>Heating:</b>	Boiler, In Floor, Radiant	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Laminate, Vinyl	<b>Sewer:</b>	-
<b>Roof:</b>	Metal	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full	<b>LLD:</b>	-
<b>Exterior:</b>	Stucco	<b>Zoning:</b>	R2
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Breakfast Bar, Open Floorplan, Separate Entrance, Storage, Walk-In Closet(s)		

**Inclusions:** N/A

Welcome to 11 Aspen Crescent in Jasper-a fully renovated 7 bedroom, 4.5 bathroom home offering space, comfort, and income potential. This turnkey property includes a fully furnished, 2 bedroom, 2 bath basement legal suite with a private entrance-ideal for rental income or extended family. Renovated top to bottom in 2024/25, it features new plumbing, electrical, windows, insulation, and flooring. Enjoy in-floor heating on the main and second levels, and heated floors and towel racks in all bathrooms. The double garage and large driveway fits four vehicles. Located on a 5,000 sq ft lot in a quiet, desirable neighbourhood, the home is energy efficient with rough-ins for a heat pump and EV charger - perfect for families or investors.