

\$522,250 - 1011 Aster Boulevard, Edmonton

MLS® #E4460452

\$522,250

4 Bedroom, 3.00 Bathroom, 1,619 sqft

Single Family on 0.00 Acres

Aster, Edmonton, AB

The Sapphire, a jewel of a home at 1615 sq ft, emphasizes smart design and functional living for the modern family. With 9' ceilings on the main floor, durable LVP flooring sets a stylish foundation. The kitchen offers a flush island eating ledge with Silgranit undermount sink, Quartz counters, OTR microwave, tiled backsplash, upgraded "Winston" cabinet profile, and a large corner pantry. A main floor bedroom sits beside a 3-piece bath with walk-in shower. Pendant lighting and large windows in the living room and nook create a warm, bright space, with easy access to the yard through a central garden door. Upstairs includes a relaxing bonus room, primary suite with walk-in closet and 3-piece ensuite, two additional bedrooms, a 3-piece bath, and laundry closet for stackable washer/dryer. Black plumbing and lighting fixtures, separate side entry, 9' ceilings on both main and basement levels, and basement rough-in are included. The Sapphire blends practicality with elegance throughout.

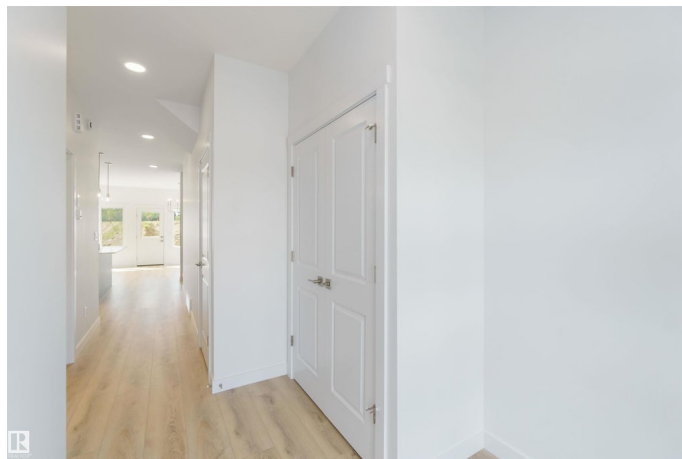
Built in 2025

Essential Information

MLS® # E4460452

Price \$522,250

Bedrooms 4



Bathrooms	3.00
Full Baths	3
Square Footage	1,619
Acres	0.00
Year Built	2025
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	1011 Aster Boulevard
Area	Edmonton
Subdivision	Aster
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6T 2W8

Amenities

Amenities	Ceiling 9 ft., Detectors Smoke, No Animal Home, No Smoking Home, Smart/Program. Thermostat, Television Connection, 9 ft. Basement Ceiling
Parking	Parking Pad Cement/Paved

Interior

Interior Features	ensuite bathroom
Appliances	None
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Back Lane, No Through Road, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl

Foundation Concrete Perimeter

School Information

Elementary Pollard Meadows School
Middle T.D. Baker School
High Francis Whiskeyjack School

Additional Information

Date Listed October 2nd, 2025
Zoning Zone 30

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