

# \$629,000 - 12003 Aspen Drive West, Edmonton

MLS® #E4449245

**\$629,000**

0 Bedroom, 0.00 Bathroom,  
Single Family on 0.00 Acres

Aspen Gardens, Edmonton, AB

Amazing opportunity to build on a dream pie lot on Aspen Drive West. Located in Aspen Gardens, one of Edmonton's most desirable neighborhoods and on the most desirable street in the community. Building your dream home here will have you close to nature, with Whitemud Creek Ravine just across the street, offering a peaceful, beautiful setting. Schools like Westbrook Elementary and Vernon Barford Jr High within walking distance, make it an ideal location for families. If you are an outdoor enthusiast, you will love the biking trails and access to Snow Valley Ski Club. The Saville Centre, University of Alberta, and Southgate Mall are all close by.



## Essential Information

MLS® #	E4449245
Price	\$629,000
Lease Rate	\$23
Bathrooms	0.00
Acres	0.00
Type	Single Family
Sub-Type	Vacant Lot/Land
Status	Active

## Community Information

Address 12003 Aspen Drive West

Area	Edmonton
Subdivision	Aspen Gardens
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6J 2B9

### **Exterior**

Exterior Features Back Lane, Fenced, Flat Site, Golf Nearby, Landscaped, Level Land, Ravine View, Schools, Shopping Nearby

### **School Information**

Elementary	Westbrook School
Middle	Vernon Barford School
High	Harry Ainlay School

### **Additional Information**

Date Listed	July 23rd, 2025
Days on Market	82
Zoning	Zone 16

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 October 13th, 2025 at 8:17pm MDT