



**1552 Mcalpine Street  
Carstairs, Alberta**

**MLS # A2286377**



**\$439,000**

<b>Division:</b>	NONE		
<b>Type:</b>	Residential/Duplex		
<b>Style:</b>	2 Storey, Attached-Side by Side		
<b>Size:</b>	1,095 sq.ft.	<b>Age:</b>	2009 (17 yrs old)
<b>Beds:</b>	4	<b>Baths:</b>	2 full / 1 half
<b>Garage:</b>	Parking Pad, RV Access/Parking		
<b>Lot Size:</b>	0.09 Acre		
<b>Lot Feat:</b>	Back Yard		

<b>Heating:</b>	Forced Air, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Laminate	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full	<b>LLD:</b>	-
<b>Exterior:</b>	Stone, Vinyl Siding, Wood Frame	<b>Zoning:</b>	R2
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Ceiling Fan(s), Kitchen Island, No Smoking Home, Pantry, Walk-In Closet(s)		

**Inclusions:** n/a

For more information, please click the "More Information" button. Welcome to this beautiful family home tucked away on a quiet dead-end street in the heart of the wonderful community of Carstairs. With parks, walking paths, sports fields, and the K&ndash;4 school just steps away, this location offers the kind of neighborhood every family hopes for &mdash; safe, friendly, and built for making memories. With over 1,800 sq ft of thoughtfully designed living space, this 4-bedroom, 2.5-bathroom home is ready for its next chapter. The bright, south-facing living room is filled with natural light, creating a warm and inviting space for both relaxing evenings and lively family gatherings. The open-concept kitchen and dining area is the true heart of the home &mdash; featuring a central island with clear sightlines straight to the backyard. Whether you&rsquo;re preparing dinner or enjoying your morning coffee, you can easily keep an eye on the kids as they play outside. Convenience continues with main floor laundry and a 2-piece powder room completing the main level. Upstairs, you&rsquo;ll find three spacious bedrooms and a full 4-piece bathroom. A charming nook at the top of the stairs offers the perfect spot for a homework desk, reading corner, or small home office. The generous primary bedroom is a peaceful retreat with a walk-in closet and beautiful south-facing windows that flood the space with sunshine. The fully finished basement expands your living space with a large family/recreation room &mdash; perfect for movie nights, a playroom, or teen hangout &mdash; along with a fourth bedroom and another full 4-piece bathroom. Step outside to enjoy the fully fenced backyard, ideal for children and pets. The rear parking pad (approx. 19&rsquo; x 22&rsquo;) offers off-street or RV parking, with plenty of room to build a future detached garage if desired. This

is a fantastic opportunity to enter the market with a home that truly offers everything a growing family needs &mdash; space, functionality, location, and room to grow. The perfect place for your family to call home. A fresh coat of paint will truly make it shin!