



GRASSROOTS
REALTY GROUP

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901, 900 Carriage Lane Place
Carstairs, Alberta

MLS # A2308819



\$599,000

Division:	NONE		
Type:	Residential/House		
Style:	1 and Half Storey		
Size:	1,692 sq.ft.	Age:	2008 (18 yrs old)
Beds:	5	Baths:	3
Garage:	Double Garage Attached		
Lot Size:	0.10 Acre		
Lot Feat:	Back Lane, Corner Lot, Garden, Lawn		

Heating:	Standard	Water:	-
Floors:	Hardwood	Sewer:	-
Roof:	Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding	Zoning:	R1
Foundation:	Poured Concrete	Utilities:	-
Features:	Bar, Breakfast Bar, Central Vacuum, Granite Counters, High Ceilings, Jetted Tub, Kitchen Island, Open Floorplan, Soaking Tub, Storage, Wet Bar		
Inclusions:	All Movie Theatre stuff, appliances		

Beautifully maintained and move-in ready, this fully developed 5-bedroom, 3-bathroom home offers over 2,200 sq ft of functional living space in a great family-friendly neighbourhood in Carstairs. The bright open-concept main floor features granite countertops, spacious living and dining areas, and a large primary bedroom with ensuite. Upstairs, the versatile bonus room can function as an additional bedroom, office, playroom, or second family space. The fully finished basement is built for entertaining with a theatre room, wet bar, large rec area, and two additional bedrooms. Major updates include a new roof (2025), furnace and A/C (2022), tankless hot water system (2022), water softener (2021), and a new washing machine. Complete with central A/C, double attached garage, and flexible living space throughout, this home offers excellent value close to schools, parks, and amenities.