



GRASSROOTS
REALTY GROUP

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22 Tamarack Lane
Olds, Alberta

MLS # A2328423



\$363,750

Division:	NONE		
Type:	Mobile/Manufactured House		
Style:	Mobile Home-Single Wide		
Size:	1,520 sq.ft.	Age:	2026 (0 yrs old)
Beds:	3	Baths:	2
Garage:	Concrete Driveway, Parking Pad		
Lot Size:	0.11 Acre		
Lot Feat:	Landscaped, Lawn, No Neighbours Behind, Paved, Rectangular Lot, Street Li		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	-	LLD:	32-32-1-W5
Exterior:	Vinyl Siding	Zoning:	-
Foundation:	Piling(s)	Utilities:	-
Features:	Built-in Features, Closet Organizers, Crown Molding, High Ceilings, Kitchen Island, Open Floorplan, Pantry, Soaking Tub, Vinyl Windows, Walk-In Closet(s)		
Inclusions:	Fridge		

Welcome to Larchwoods in Olds Alberta, a thoughtfully planned community where life becomes simpler, neighbours become friends, and every day feels a little more relaxed. Situated on Lot 2, this beautifully designed one level home offers over 1,520 sq. ft. of elegant single-level living, complete with professional landscaping, a fully fenced yard, and a paved double driveway—giving you more time to enjoy life and less time maintaining it. The heart of the home is a stunning custom kitchen featuring built-in appliances, abundant soft closing cabinetry, and an oversized workspace that makes preparing meals as enjoyable as sharing them. Whether you're hosting family for the holidays, entertaining friends, or enjoying a quiet morning coffee, the open-concept design creates a welcoming space where everyone naturally gathers. Vaulted ceilings and expansive windows flood the home with natural light, creating an airy, spacious atmosphere that feels both elegant and comfortable. At the end of the day, retreat to your private primary suite featuring a generous walk-in closet with custom shelving and a spa-inspired ensuite complete with a deep soaker tub and separate walk-in shower. Two additional bedrooms offer the flexibility for visiting grandchildren, overnight guests, a hobby room, or the perfect home office. Larchwoods is more than just a place to live—it's a community designed for those who want to simplify without sacrificing quality, comfort, or connection. Whether you're downsizing, right-sizing, or simply ready for a new chapter, you'll appreciate the thoughtful design, welcoming neighbourhood, and lifestyle that lets you focus on what matters most. Come home to comfort. Come home to community. Come home to Larchwoods. Discover more about this home and the exciting Larchwoods community in Olds. Check us out online. Please note the

youtube video and photos are the same floorplan as the home listed but have different interior and exterior colors. Limited-Time GST Advantage: For a limited time, the seller pays the GST on this home — a significant saving available only on new construction, and one resale properties simply can't offer. As a brand-new home, this property also qualifies for the GST New Housing Rebate. Ask your representative for full details on this limited-time offer.