108, 100 Carriage Lane Place
Carstairs, Alberta

MLS # A2280389

$499,900

Division:	NONE		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,281 sq.ft.	**Age:**	2001 (25 yrs old)
Beds:	4	**Baths:**	2 full / 1 half
Garage:	Double Garage Attached, Driveway, Parking Pad		
Lot Size:	0.13 Acre		
Lot Feat:	Back Lane, Back Yard, Cul-De-Sac, No Neighbours Behind		

Heating:	Forced Air	**Water:**	-
Floors:	Carpet, Hardwood, Linoleum	**Sewer:**	-
Roof:	Asphalt Shingle	**Condo Fee:**	-
Basement:	Full	**LLD:**	-
Exterior:	Vinyl Siding	**Zoning:**	R-1
Foundation:	Poured Concrete	**Utilities:**	-
Features:	Ceiling Fan(s), Laminate Counters, Sump Pump(s)		

Inclusions:	Sump Pump battery back-up & Shed

Tucked into a quiet cul-de-sac with no rear neighbors, this home is a perfect place to start your family story. The main floor has hardwood floors and a bright, open kitchen/dining space. The kitchen offers a functional U-shape with corner pantry and access to the backyard is available from the dining room. There is access to the attached garage and a 2-piece bathroom to complete this level. Upstairs you’ll find three bedrooms, a full bath, and laundry conveniently located where life happens most. The lower level offers extra living space for a bedroom (non-egress window) or a cozy family/gaming room with a second full bath! Plus there is plenty of storage. Outside, the west-facing fenced yard is made for kids, pets, and summer evenings, complete with a large deck with pergola and a shed for additional storage. A double attached insulated garage with gas RI, an oversized driveway and ally access with additional parking/storage potential for a utility trailer or RV only adds to the everyday ease of this property. This property checks a lot of boxes, offers great curb appeal and truly is a solid home ready for your personal touches! Conveniently located with quick and easy access to HWY 580 & 2A for those commuting. And, walkable to parks, recreation and the K-4 School. *Some photos have been virtually cleared and may not be an exact representation of the space*