



GRASSROOTS
REALTY GROUP

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**663 10 Avenue S
Carstairs, Alberta**

MLS # A2218607



\$469,900

Division:	NONE		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,410 sq.ft.	Age:	1941 (84 yrs old)
Beds:	3	Baths:	2
Garage:	Double Garage Detached, RV Access/Parking, Single Garage Attached		
Lot Size:	0.34 Acre		
Lot Feat:	Back Lane, Back Yard, Front Yard, Garden, Private, Rectangular Lot		

Heating:	Forced Air	Water:	-
Floors:	Cork, Hardwood	Sewer:	-
Roof:	Metal	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Wood Frame	Zoning:	R-1
Foundation:	Poured Concrete	Utilities:	-
Features:	Jetted Tub, Sump Pump(s), Tankless Hot Water, Vinyl Windows		

Inclusions: gazebo with fridge, electric fireplace, wood for firepit,

Welcome to the charming town of Carstairs, where small-town warmth meets timeless character. Step into this beautifully preserved character home that radiates elegance and comfort from the moment you walk in. The main floor invites you to relax in a cozy, sun-filled living room featuring a classic wood stove — perfect for those chilly evenings. The spacious dining area is bathed in natural light, making every meal feel like a special occasion. The kitchen has been tastefully updated with modern appliances, blending convenience with character. Take your time exploring this inviting home, where every corner tells a story and charm is found in every detail. Upstairs, you'll find two generously sized bedrooms and a large four-piece bathroom — ideal for family living or guest retreats. The fully finished basement expands your living space with a comfortable family room, a quiet den, a well-equipped laundry room, and another full bathroom featuring a luxurious jetted tub for the ultimate relaxation. And just wait until you step outside — the yard is nothing short of amazing. A single attached garage and a long driveway offer plenty of parking, including space for your RV. The backyard is a private oasis: enjoy evenings around a stunning firepit, relax under a picturesque gazebo, or cultivate your dream garden. There's ample room for children and pets to play freely, and still plenty of space to entertain. This home truly has it all — space, character, and a peaceful lifestyle — and needs to be seen in person to be fully appreciated.