

# \$510,000 - 1417 Mccrimmon Drive, Carstairs

MLS® #A2244190

**\$510,000**

4 Bedroom, 3.00 Bathroom, 1,100 sqft

Residential on 0.17 Acres

NONE, Carstairs, Alberta

Welcome to this fully finished BUNGALOW located on a mature street in Carstairs. Offering 4 bedrooms (3 up and 1 down) and 2.5 bathrooms. You are greeted by a spacious living room that is filled with natural light, which flows to the dining area open to the U-Shaped kitchen with CORNER PANTRY, STAINLESS STEEL appliances, and kitchen desk for added convenience. There is MAIN FLOOR LAUNDRY and the Primary suite is complete with a 2-piece ENSUITE. There are two other generous sized bedrooms and a 4-piece bathroom that make one-level living easy. The basement offers a LARGE REC/FAMILY SPACE complete with a wet bar area, GAS FIREPLACE with flanking shelves, and a 3-piece bathroom. There is a large flex room / office with double doors or another bedroom option (window may not meet egress). This home has seen some FRESH PAINT in some areas, bedrooms offer IKEA built-in closets/wardrobes. Outside in the SOUTH FACING BACKYARD oasis you will find a two-tiered deck, raised garden beds, MATURE TREES/SHRUBS and loads of space to enjoy the outdoors. Features a 24x24 DOUBLE DETACHED HEATED GARAGE with RV parking potential (2 gates: 1 at the front & 1 at the back off the alley). Excellent location close to schools, shopping, parks & recreation. Do not miss your opportunity to own this great property located on a sought after street in this great community.



Built in 1982

Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2244190    |
| Price          | \$510,000   |
| Bedrooms       | 4           |
| Bathrooms      | 3.00        |
| Full Baths     | 2           |
| Half Baths     | 1           |
| Square Footage | 1,100       |
| Acres          | 0.17        |
| Year Built     | 1982        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |
| Status         | Active      |

Community Information

|             |                      |
|-------------|----------------------|
| Address     | 1417 Mccrimmon Drive |
| Subdivision | NONE                 |
| City        | Carstairs            |
| County      | Mountain View County |
| Province    | Alberta              |
| Postal Code | T0M 0N0              |

Amenities

|                |                        |
|----------------|------------------------|
| Parking Spaces | 2                      |
| Parking        | Double Garage Detached |
| # of Garages   | 2                      |

Interior

|                   |                                                                                                             |
|-------------------|-------------------------------------------------------------------------------------------------------------|
| Interior Features | Built-in Features, Pantry                                                                                   |
| Appliances        | Dishwasher, Dryer, Garage Control(s), Gas Range, Microwave Hood Fan, Refrigerator, Washer, Window Coverings |
| Heating           | Forced Air                                                                                                  |
| Cooling           | None                                                                                                        |
| Fireplace         | Yes                                                                                                         |
| # of Fireplaces   | 1                                                                                                           |
| Fireplaces        | Gas                                                                                                         |

|              |                |
|--------------|----------------|
| Has Basement | Yes            |
| Basement     | Finished, Full |

### Exterior

|                   |                                 |
|-------------------|---------------------------------|
| Exterior Features | Other                           |
| Lot Description   | Rectangular Lot                 |
| Roof              | Asphalt Shingle                 |
| Construction      | Stone, Vinyl Siding, Wood Frame |
| Foundation        | Wood                            |

### Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | August 1st, 2025 |
| Days on Market | 43               |
| Zoning         | R-1              |

### Listing Details

|                |              |
|----------------|--------------|
| Listing Office | Quest Realty |
|----------------|--------------|

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.