

# \$625,000 - 709 Mandalay Avenue, Carstairs

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MLS® #A2211403

**\$625,000**

3 Bedroom, 3.00 Bathroom, 2,135 sqft

Residential on 0.13 Acres

NONE, Carstairs, Alberta

Welcome to this brand new, stunning 2-storey home backing onto green space in the highly desirable community of Mandalay! This beautifully designed residence features a bright and spacious main level, highlighted by a chef-inspired kitchen complete with a huge walk-in pantry, upgraded stainless steel appliances including a built-in oven, built-in microwave, and a premium gas cooktop. The open-concept layout flows effortlessly into expansive living and dining areas, perfect for entertaining, along with a versatile second living area/ office area and a convenient 2-piece bath. Upstairs, retreat to a spacious primary suite featuring a luxurious 5-piece ensuite. Two additional bedrooms, a full bathroom, and a generous bonus room complete the upper level, offering space and comfort for the whole family. Located just steps from Hugh Sutherland School, Mandalay Playground, Carstairs Community Golf Club, and all essential amenities, this home offers the perfect blend of comfort, convenience, and style. Donâ€™t miss your chance to experience the best of Mandalay living!



Built in 2025

## Essential Information

MLS® #                      A2211403

Price                        \$625,000

Bedrooms                3

Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,135
Acres	0.13
Year Built	2025
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	709 Mandalay Avenue
Subdivision	NONE
City	Carstairs
County	Mountain View County
Province	Alberta
Postal Code	T0M 0N0

### Amenities

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

### Interior

Interior Features	No Animal Home, No Smoking Home
Appliances	Dishwasher, Microwave, Range Hood, Refrigerator, Built-In Oven, Gas Cooktop
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
Has Basement	Yes
Basement	Exterior Entry, Full

### Exterior

Exterior Features	None
Lot Description	Backs on to Park/Green Space

Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	April 11th, 2025
Days on Market	76
Zoning	R1

### Listing Details

Listing Office	Century 21 Bravo Realty
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