

\$540,000 - 1203 Gough Road, Carstairs

MLS® #A2222112

\$540,000

3 Bedroom, 2.00 Bathroom, 1,964 sqft

Residential on 0.33 Acres

NONE, Carstairs, Alberta

Love the idea of extra space for your family? This nearly 2,000 sq ft bungalow on a massive lot deliversâ€”all on the main level! With 3 bedrooms, 2 full baths and main floor laundry, itâ€™s perfect for families or anyone seeking easy, stair-free living. A full, unfinished basement offers endless possibilities for future development. Inside, youâ€™re welcomed by a bright and expansive living and family room anchored by a newer gas fireplace. The layout flows into a spacious dining area, functional kitchen, and sunny breakfast nook with a wood-burning fireplaceâ€”a cozy bonus. The oversized attached garage provides ample storage and keeps your vehicles snow-free in winter. Outside, enjoy a large, fully fenced backyard with mature trees and landscapingâ€”offering plenty of space for kids, pets, and outdoor living. Thereâ€™s also a garden area ready for spring planting, established fire pit area and a large south-facing deck perfect for summer BBQs. A gate off the side alley provides convenient RV parking. Located in a well-established Carstairs neighbourhood kitty corner to Memorial Park - home to the Carstairs Splash Park, providing a fun and refreshing spot for families during the warmer months. Additionally, Memorial Park includes walking trails, green spaces, and a gazebo, making it a versatile location for outdoor activities and events. This home is a rare combination of size, layout, lot and location. Book your showing today!



Built in 1976

Essential Information

MLS® #	A2222112
Price	\$540,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,964
Acres	0.33
Year Built	1976
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	1203 Gough Road
Subdivision	NONE
City	Carstairs
County	Mountain View County
Province	Alberta
Postal Code	T0M 0N0

Amenities

Parking Spaces	4
Parking	Double Garage Attached, Off Street
# of Garages	2

Interior

Interior Features	See Remarks
Appliances	Dishwasher, Dryer, Garage Control(s), Refrigerator, Range Hood, Stove(s), Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Gas, Wood Burning
Has Basement	Yes

Basement Full, Unfinished

Exterior

Exterior Features Fire Pit
Lot Description Back Yard, See Remarks
Roof Asphalt Shingle
Construction Composite Siding, Stone, Wood Frame
Foundation Poured Concrete

Additional Information

Date Listed May 21st, 2025
Days on Market 176
Zoning R-1

Listing Details

Listing Office CIR Realty

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