

\$575,000 - 109 Monica Bay, Carstairs

MLS® #A2243924

\$575,000

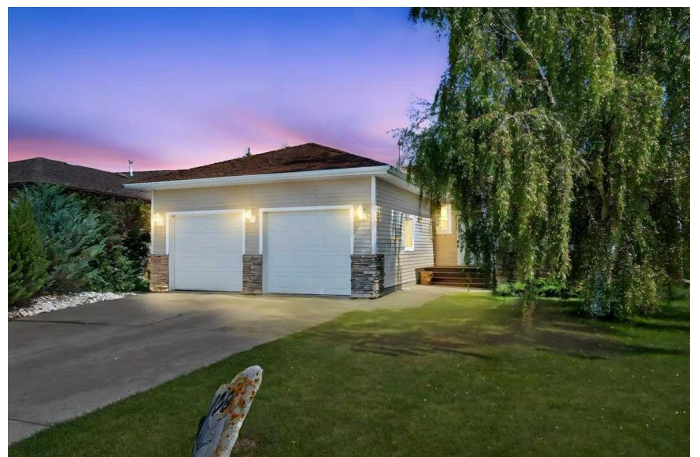
3 Bedroom, 3.00 Bathroom, 1,233 sqft

Residential on 0.24 Acres

NONE, Carstairs, Alberta

Price Reduction! Open House - Saturday October 11th from 10am -12pm Welcome to 109 Monica Bay in Carstairs â€” a truly special home hitting the market for the first time!

Tucked away in a quiet cul-de-sac, this property sits on an expansive 10,500+ sq ft pie-shaped lot, beautifully landscaped with gardens, mature trees, and a charming gazebo with built-in benches. The home features durable, upgraded Hardie Board siding and a double attached garage. Inside, you'll find a meticulously maintained interior with a spacious primary bedroom complete with a 3-piece ensuite and walk-in closet. The main floor also offers a second bedroom, a large living room with a cozy gas fireplace, a bright dining area, and main floor laundry for added convenience. The kitchen is functional and inviting, offering ample cabinet and counter space, an eating bar, and well-kept appliancesâ€”including a brand new fridge. Patio doors open to a covered deck overlooking the spectacular backyard, a true gardenerâ€™s dream. Downstairs, the fully finished basement provides a generous family room, a large third bedroom, a full bathroom, and a designated office or desk spaceâ€”perfect for working from home. You'll also find an oversized storage room with space for a deep freeze, and a utility area featuring a large hot water tank, a furnace recently serviced in 2024, a water softener, and even a utility sink. Whether youâ€™re a seasoned gardener or someone moving off the



farm but still wants a big space to dig in the dirt, this backyard offers the perfect retreat. With its thoughtful layout, exceptional upkeep, and tranquil setting, this property must be seen in person to be fully appreciated. Or - maybe you want to build a second garage/shop? Donâ€™t miss your opportunity to make this oasis your ownâ€”book a showing with your favourite Realtor today, because this one wonâ€™t last long!

Built in 1997

Essential Information

MLS® #	A2243924
Price	\$575,000
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,233
Acres	0.24
Year Built	1997
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	109 Monica Bay
Subdivision	NONE
City	Carstairs
County	Mountain View County
Province	Alberta
Postal Code	T0M0N0

Amenities

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	Built-in Features
Appliances	Dishwasher, Dryer, Electric Stove, Refrigerator, Washer, Window Coverings, Freezer, Garage Control(s), Range Hood, Water Softener
Heating	Forced Air, Fireplace(s)
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Garden, Private Yard
Lot Description	Back Lane, Back Yard, Cul-De-Sac, Fruit Trees/Shrub(s), Front Yard, Garden, Gazebo, Pie Shaped Lot, Treed
Roof	Asphalt Shingle
Construction	Wood Frame, Composite Siding
Foundation	Poured Concrete

Additional Information

Date Listed	July 31st, 2025
Days on Market	71
Zoning	R-1

Listing Details

Listing Office	RE/MAX iRealty Innovations
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