

\$742,990 - 14 Carringwood Close Nw, Calgary

MLS® #A2208156

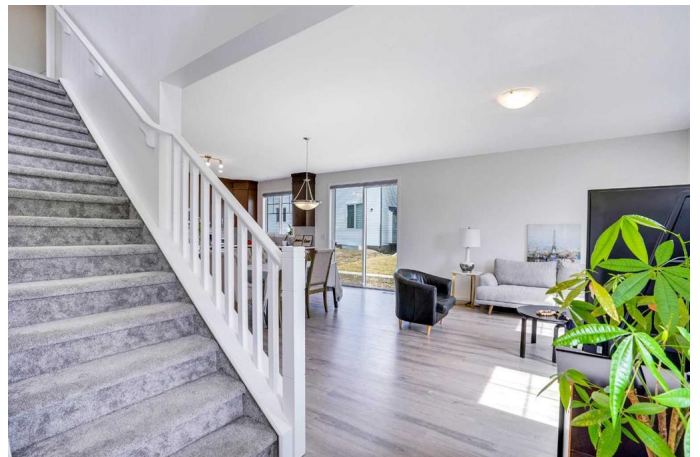
\$742,990

3 Bedroom, 3.00 Bathroom, 1,916 sqft

Residential on 0.09 Acres

Carrington, Calgary, Alberta

Welcome to this GORGEOUS, must-see SUPER BRIGHT two-storey detached CORNER-UNIT home situating on a LARGE 366 m² rectangular lot, featuring three spacious bedrooms plus one big family room on the 2nd floor and open concept living and dining area on the main floor. This beautiful house has a large L-shaped covered front porch, south and west exposure, gorgeous views to streets and community park. Location is super convenient. A large pond with beautiful fountains and walking paths is just within a few mins' walk. Community features Carrington Plaza with many shops and supermarket, and a large kids'™ playground equipped with variety of facilities. Schools and popular stores such as Costco, Walmart, T&T, Shoppers, restaurants and banks are all within 5-10 mins'™ drive. You're also just a 10-minute drive to Cross Iron Mills Shopping Mall or a 15-minute drive to the Calgary International Airport. This unit also has many upgrades from builder's™ basic model such as Craftsman Elevation, entire 2nd floor Vinyl flooring instead of carpet, knockdown ceiling, master room 5-piece Oasis ensuite with separate soaking tub, floor-to-ceiling upper cabinets in kitchen, Quartz counter tops throughout; exterior additional hot water and cold water taps for car wash and summer swimming, etc. Upon entering, you are greeted by a welcoming foyer leading to an open floor plan featuring a large living room with a modern kitchen boasts Quartz countertops, a



gas stove with grill, French door fridge with ice and water dispenser and a pantry, seamlessly flowing into the dining area, a mudroom and a convenient 2-piece bathroom complete the main level. Upstairs, the primary bedroom is a true retreat with a walk-in closet and a luxurious 5-piece ensuite Oasis bath. Two additional generously sized bedrooms, a 4-piece bathroom, a cozy family room (can be converted into the 4th bedroom), and an upper-level laundry room add to the functionality of this home. The unfinished basement is equipped with bathroom rough-ins and washer/dryer rough ins, offering endless possibilities for customization to suit your needs. Additional features include a double attached garage, partial fence and a spacious backyard. Located in a family-friendly neighborhood with easy access to amenities, schools, shopping centers, ponds, parks, and the airport, this home is perfect for those looking for a blend of comfort and convenience. Don't miss out on the opportunity to make this gorgeous house your new home!

IN ADDITION ----- The Alberta government announced design funding for 10 new schools for the Calgary Board of Education (CBE) in March 2025, one of these schools is a K-9 school located in the Carrington community and has been approved by the CBE to be built in Carrington in 2025. The school is 5 mins walk from this house.

Built in 2024

Essential Information

| | |
|------------|-----------|
| MLS® # | A2208156 |
| Price | \$742,990 |
| Bedrooms | 3 |
| Bathrooms | 3.00 |
| Full Baths | 2 |
| Half Baths | 1 |

| | |
|----------------|-------------|
| Square Footage | 1,916 |
| Acres | 0.09 |
| Year Built | 2024 |
| Type | Residential |
| Sub-Type | Detached |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-------------------------|
| Address | 14 Carringwood Close Nw |
| Subdivision | Carrington |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T3P2A9 |

Amenities

| | |
|----------------|------------------------|
| Parking Spaces | 4 |
| Parking | Double Garage Attached |
| # of Garages | 2 |

Interior

| | |
|-------------------|--|
| Interior Features | See Remarks |
| Appliances | Dishwasher, Garage Control(s), Gas Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings |
| Heating | Forced Air |
| Cooling | Sep. HVAC Units |
| Has Basement | Yes |
| Basement | Full, Unfinished |

Exterior

| | |
|-------------------|-----------------------------------|
| Exterior Features | Balcony |
| Lot Description | Back Yard, Corner Lot, Front Yard |
| Roof | Asphalt Shingle |
| Construction | Vinyl Siding, Wood Frame |
| Foundation | Poured Concrete |

Additional Information

| | |
|-------------|------------------|
| Date Listed | April 12th, 2025 |
|-------------|------------------|

| | |
|----------------|-----|
| Days on Market | 20 |
| Zoning | R-G |

Listing Details

| | |
|----------------|--------------------|
| Listing Office | Initia Real Estate |
|----------------|--------------------|

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