

# **\$540,000 - 1853 Carrington Boulevard Nw, Calgary**

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MLS® #A2182409

**\$540,000**

3 Bedroom, 3.00 Bathroom, 1,521 sqft

Residential on 0.04 Acres

Carrington, Calgary, Alberta

Back on market due to finance. This Carrington NO CONDO FEE Townhouse END UNIT, convenience Attached DOUBLE Garage & FULL size Basement, offers a modern design and functional layout, for you and your family. The East-West orientation allows daylight in the morning and afternoon. The corner lot faces South & adding more windows which allows more daylight

The townhome opens with an front porch that provides a relax and open space. As you enter, an open floor plan connects the living, dining, 2 pc bathroom, and kitchen areas, creating a spacious space, featuring stainless appliances, a functional island, and quartz counter , LVP flooring, a gas cook range, for all your need

The upper level, a bonus room, perfect for a home office or play area. The primary bedroom offers a full ensuite bathroom and walk-in closet, making it a enjoy place

The other two bedrooms is spacious and located near another full bathroom, providing ideal accommodations for people. A nearby laundry room on 2nd floor enhances convenience

The unfinished basement offers possibilities to customize your space to suit your future needs. It also features a double car garage for parking and storage space.



The townhome Located with easy access to major highways, downtown, airport, and nearby essential amenities, a lovely home

Built in 2023

**Essential Information**

MLS® #	A2182409
Price	\$540,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,521
Acres	0.04
Year Built	2023
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

**Community Information**

Address	1853 Carrington Boulevard Nw
Subdivision	Carrington
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3P 1W1

**Amenities**

Parking Spaces	2
Parking	Double Garage Attached
# of Garages	2

**Interior**

Interior Features	No Animal Home, No Smoking Home, Quartz Counters
Appliances	Dishwasher, Gas Range, Oven, Refrigerator, Washer/Dryer
Heating	Forced Air, Natural Gas

Cooling	None
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior Features	Other
Lot Description	Corner Lot
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	January 14th, 2025
Days on Market	110
Zoning	DC

### Listing Details

Listing Office	Homecare Realty Ltd.
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