# \$845,100 - 95 Carrington Close Nw, Calgary

MLS® #A2219337

## \$845,100

3 Bedroom, 3.00 Bathroom, 2,370 sqft Residential on 0.08 Acres

Carrington, Calgary, Alberta

Welcome to this exquisite 3 Bedroom, 2.5 Bath detached home in Carrington, offering 2,370 sq ft of contemporary living space. Built in 2020, this modern 2 Storey offers you tons of space for your growing family.

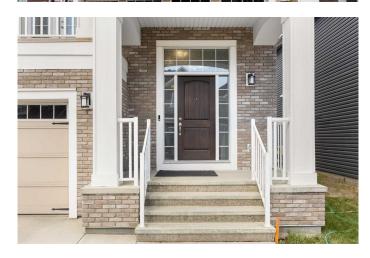
Walk into this home and be greeted by the 12 foot high foyer. The Main Level blends style and functionality with an open-concept layout, luxury vinyl flooring and 9 foot ceiling throughout. The Living Room is warmed by a sleek gas fireplace, creating a perfect space for relaxation or hosting. The chef's Kitchen is finished with quartz countertops, a central island, a walk-in pantry, and stainless steel appliances including a gas stove. The large Dining Nook connects in the kitchen to provide a great space for hosting family gathering. A stylish half Bath and a thoughtfully placed Laundry Room complete this level.

The Bonus Room features soaring 14-foot vaulted ceilings and oversized windows that flood the space with morning sunshine. Step out onto the private front balcony to enjoy sunrises and quiet moments. The luxurious Primary Bedroom offers a generous walk-in closet and a 5-piece Ensuite with a soaker tub, oversized glass shower, and double vanity. Two additional good sized Bedrooms and a 4-piece Bath provide comfort and flexibility for family or guests.

The full and unfinished Basement offers







endless potentialâ€"ready to be transformed into a personalized living space, gym, or media lounge, and includes rough-in plumbing for a future bathroom. The home also includes a spacious double attached garage. This home is outfitted with a Virtuo Fresh Air System to maintain optimal indoor air quality and comfort for you and your family.

Outdoors, the partially fenced and landscaped backyard offers space for gardening, pets, or family gatherings. Located near parks, scenic pathways, Carrington Plaza, and with easy access to Stoney Trail and the future Green Line LRT.

#### Built in 2020

### **Essential Information**

MLS® # A2219337 Price \$845,100

Bedrooms 3

Bathrooms 3.00

Full Baths 2

Half Baths 1
Square Footage 2,370

Acres 0.08
Year Built 2020

Type Residential
Sub-Type Detached
Style 2 Storey
Status Active

## **Community Information**

Address 95 Carrington Close Nw

Subdivision Carrington
City Calgary
County Calgary
Province Alberta
Postal Code T3P 1P8

### **Amenities**

Parking Spaces

Parking Double Garage Attached, Insulated

4

# of Garages 2

### Interior

Interior Features High Ceilings, Kitchen Island, Open Floorplan, Pantry, Walk-In Closet(s),

Double Vanity, Quartz Counters, Soaking Tub, Vaulted Ceiling(s)

Appliances Dishwasher, Dryer, Garage Control(s), Gas Stove, Refrigerator, Washer,

Window Coverings

Heating Forced Air

Cooling None Fireplace Yes

# of Fireplaces 1

Fireplaces Gas, Living Room

Has Basement Yes

Basement Full, Unfinished

#### **Exterior**

Exterior Features Balcony

Lot Description Landscaped, Rectangular Lot

Roof Asphalt Shingle

Construction Brick, Vinyl Siding, Wood Frame

Foundation Poured Concrete

#### **Additional Information**

Date Listed May 8th, 2025

Days on Market 85
Zoning R-G

# **Listing Details**

Listing Office Jessica Chan Real Estate & Management Inc.

Data is supplied by Pillar 9â,¢ MLS® System. Pillar 9â,¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â,¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.