



GRASSROOTS
REALTY GROUP

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148 Carrington Circle NW
Calgary, Alberta

MLS # A2276101



\$669,777

Division:	Carrington		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,680 sq.ft.	Age:	2017 (9 yrs old)
Beds:	4	Baths:	3 full / 1 half
Garage:	Single Garage Attached		
Lot Size:	0.07 Acre		
Lot Feat:	Back Yard, Rectangular Lot		

Heating:	Forced Air	Water:	-
Floors:	Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	No Animal Home, No Smoking Home, Open Floorplan		

Inclusions: N/A

148 CARRINGTON CIRCLE NW, Where thoughtful design meets unbeatable value. Need more room without compromising on style or location? This beautifully upgraded Centrally Aircondiomtned FORMER SOW HOME delivers exceptional space, comfort, and value in one of Calgary's most desirable communities, this meticulously maintained property is ideal for first-time buyers and growing families ready to settle into a move-in-ready home, giving you the flexibility and breathing room that many others simply don't provide. The main floor offers an open-concept layout with 9-foot ceilings and stunning wide-plank flooring, creating a bright and modern atmosphere. The chef-inspired kitchen stands out with its oversized island, stainless steel appliances, and abundant cabinetry—perfect for entertaining, family dinners, and daily living. A large, welcoming living area offers the ideal space to unwind or host guests. The attached double garage provides plenty of room for vehicles, storage, and hobbies, while additional storage throughout the home keeps everything organized. Upstairs, you'll find three generous bedrooms, including a spacious primary retreat with a walk-in closet and a luxurious five-piece ensuite—your own private escape. The upper-level laundry room adds everyday convenience, thoughtfully designed for busy households. Enjoy close proximity to shopping, parks, playgrounds, and essential amenities, along with quick access to major routes for an easy commute. Surrounded by green spaces, walking paths, and excellent schools, this family-friendly community offers the perfect setting to call home. Lovingly cared for and in fantastic condition, this home is ready for you to move in and make it your own. Elevate your everyday living in a home that truly stands above the rest !!!

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