



GRASSROOTS
REALTY GROUP

1-833-477-6687
aloha@grassrootsrealty.ca

1410, 33 Carringham Gate NW
Calgary, Alberta

MLS # A2284515



\$300,000

Division:	Carrington		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	782 sq.ft.	Age:	2024 (2 yrs old)
Beds:	2	Baths:	2
Garage:	Stall, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard	Water:	-
Floors:	Carpet, Vinyl	Sewer:	-
Roof:	-	Condo Fee:	\$ 329
Basement:	-	LLD:	-
Exterior:	Wood Frame	Zoning:	DC
Foundation:	-	Utilities:	-
Features:	Open Floorplan		

Inclusions: NA

Welcome to this modern fourth-floor condo in the growing community of Carrington, built by Cedarglen in 2024. This bright and thoughtfully designed 2 bedroom, 2 bathroom unit offers approximately 780 sqft of well-used living space, ideal for first-time buyers, downsizers, or anyone looking for a low-maintenance lifestyle in a newer building. The open-concept layout features a stylish kitchen with quartz countertops, stainless steel appliances, ample cabinetry, and a large island that flows seamlessly into the living area. Large windows bring in plenty of natural light and lead out to an east-facing balcony, perfect for enjoying morning sun and fresh air with a bit more privacy and elevation than lower-level units. The primary bedroom includes a full ensuite and generous closet space, while the second bedroom is well-sized and conveniently located near the second full bathroom, making it ideal for guests, a home office, or roommates. Neutral finishes throughout make the space feel clean, modern, and easy to personalize. Located in a well-planned new community with easy access to parks, pathways, shopping, and major routes, this unit offers a great balance of comfort, convenience, and value in northwest Calgary.