



**14 Carrington Close NW
Calgary, Alberta**

MLS # A2150824



\$718,000

Division:	Carrington		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,906 sq.ft.	Age:	2024 (0 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.09 Acre		
Lot Feat:	Back Yard		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Vinyl Plank	Sewer:	-
Roof:	Asphalt	Condo Fee:	-
Basement:	Full, Unfinished	LLD:	-
Exterior:	Wood Frame	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	Closet Organizers, Kitchen Island, No Animal Home, No Smoking Home, Storage, Sump Pump(s), Walk-In Closet(s)		

Inclusions: no

Super bright corner location, featuring 3 bedrooms plus 1 bonus room on the 2nd floor and open concept living and dining area on the main floor. This house has a large porch, south and west exposure, oversees streets and community park south down the street. Only a few minutes’ walk to Carrington Plaza with shops such as No Frills, McDonald, Shawarma Palace, etc., and a large kids’ playground equipped with a variety of facilities. Also a few minutes’ walk to large ponds with double fountains and beautiful walking paths at the border of Carrington and Livingston. This property has many upgrades from builder’s basic model including: Craftsman Elevation, entire 2nd floor Vinyl flooring instead of carpet, knockdown ceiling, master room Oasis ensuite, Quartz countertops throughout, floor-to-ceiling upper cabinets, gas range with grill, French door fridge with ice and water dispenser; exterior additional hot water and cold water taps for car wash and summer swimming, etc. This gorgeous house was completed by the Mattamy Homes in early 2024 and is under Alberta New Home Warranty. Welcome to your Home!