\$350,000 - 411, 40 Carrington Plaza Nw, Calgary

MLS® #A2192428

\$350,000

2 Bedroom, 2.00 Bathroom, 723 sqft Residential on 0.00 Acres

Carrington, Calgary, Alberta

Well maintained and beautifully styled 2 bedroom, 2 bathroom TOP FLOOR SOUTH-FACING unit! The open concept floor plan is both beautiful and functional with WIDE PLANK FLOORING, a neutral colour pallet, QUARTZ COUNTERTOPS throughout and an abundance of NATURAL LIGHT. Culinary creativity is inspired in the gorgeous kitchen featuring a large QUARTZ ISLAND with casual seating, STAINLESS STEEL APPLIANCES, FULL-HEIGHT CABINETS and an ENCLOSED PANTRY for extra storage. Clear sightlines into the living room provide great connectivity. Patio sliders lead to the BALCONY WITH A GAS LINE encouraging weekend barbeques with family and friends. Facing south, this great outdoor space is bathed in sunshine. The primary bedroom is a relaxing retreat with a spacious design, a large closet and a PRIVATE 4-PIECE ENSUITE with quartz countertops. A SECOND BEDROOM, A SECOND FULL BATHROOM AND IN-SUITE LAUNDRY with storage further add to your comfort and convenience. ACROSS THE STREET IS AN EXCELLENT PARK boasting a playground, basketball court, a skate park and lots of beautiful green space. SHOPS, RESTAURANTS AND AMENITIES ARE JUST AROUND THE CORNER. This master-planned community enjoys direct access to Stoney Trail making a trip downtown or a weekend escape to the mountains quick and easy. An extensive pathway system winds around wetlands with lookouts facing the







majestic Rocky Mountains along the way. A future school site and commercial centre will put education, restaurants, shops and employment opportunities at residents' doorsteps plus the future Green Line will connect Carrington to the city centre and beyond. This is your chance to own in a phenomenal up and coming neighbourhood!

Built in 2022

Essential Information

MLS® # A2192428
Price \$350,000
Bedrooms 2

Bathrooms 2.00
Full Baths 2
Square Footage 723
Acres 0.00
Year Built 2022

Type Residential
Sub-Type Apartment
Style Apartment
Status Active

Community Information

Address 411, 40 Carrington Plaza Nw

Subdivision Carrington
City Calgary
County Calgary
Province Alberta

Postal Code T3P 1X7

Amenities

Amenities Elevator(s), Parking

Parking Spaces 1

Parking Off Street, Stall, Titled

Interior

Interior Features Breakfast Bar, Kitchen Island, No Animal Home, No Smoking Home,

Open Floorplan, Pantry, Quartz Counters, Storage, Recessed Lighting

Appliances Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator,

Washer, Window Coverings

Heating Baseboard, Natural Gas

Cooling None

of Stories 4

Basement None

Exterior

Exterior Features BBQ gas line

Roof Flat, Membrane

Construction Stone, Vinyl Siding

Foundation Poured Concrete

Additional Information

Date Listed February 5th, 2025

Days on Market 64

Zoning DC

Listing Details

Listing Office eXp Realty

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.