

\$619,000 - 76 Carringvue Street Nw, Calgary

MLS® #A2152036

\$619,000

3 Bedroom, 3.00 Bathroom, 1,559 sqft

Residential on 0.06 Acres

Carrington, Calgary, Alberta

This home is truly a gem, offering a blend of functionality, style, and comfort. The open concept main floor boasts neutral laminate flooring for a sleek and modern look. A generously sized kitchen, complete with quartz countertops, a large center island, stainless steel appliances, and ceiling-height cabinetry, provides both beauty and functionality. Adjacent to the kitchen is a generously sized dining room, with an open flow to the living room, creating a seamless transition between spaces. A beautifully renovated powder room boasting a large modern vanity and upgraded fixtures finishes off the main level. The upper floor features a spacious primary bedroom, with large walk-in closet, and a 4-piece ensuite. Two more bedrooms (one that is currently being used as a craft room), a 4-piece bathroom, and a stunning upper floor laundry room. The unfinished basement offers a versatile space that can be customized to suit your needs. Step outside to your private backyard oasis that is nicely landscaped with an oversized deck that provides ample space for outdoor living and entertaining. Custom seating with fashionable cushions, privacy curtains, outdoor storage, a new retractable awning, and a built-in cowboy tub to cool off during the summer months. An oversized single attached garage with built-in shelving and storage, ensures convenience during the winter months, along with an extended driveway for an additional two vehicles. Newer updates include: upgraded Zebra blinds



throughout, dishwasher, fridge, deck awning, and retractable screen door. Your new home is in the perfect location close to walking paths, a tranquil pond, shopping, grocery store, and restaurants. Wonderful neighbours , quiet street, and a great community to call home.

Built in 2017

Essential Information

MLS® #	A2152036
Price	\$619,000
Sold Price	\$611,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,559
Acres	0.06
Year Built	2017
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Sold

Community Information

Address	76 Carringvue Street Nw
Subdivision	Carrington
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3P 0W6

Amenities

Parking Spaces	3
Parking	Single Garage Attached

Interior

Interior Features	High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	Private Yard
Lot Description	Back Yard, Lawn, Landscaped, Rectangular Lot
Roof	Asphalt Shingle
Construction	Brick, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	July 25th, 2024
Date Sold	August 3rd, 2024
Days on Market	9
Zoning	R-2
HOA Fees	0.00

Listing Details

Listing Office	eXp Realty
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