

# \$799,900 - 24 Carrington Rise Nw, Calgary

MLS® #A2198908

**\$799,900**

3 Bedroom, 3.00 Bathroom, 2,157 sqft

Residential on 0.08 Acres

Carrington, Calgary, Alberta

Huge Price Reduction !!! Nestled on a tranquil street in the highly sought-after community of Carrington, this charming home welcomes you with a lovely front porch leading into a bright, spacious, open-concept main floor. The seamless flow between the living area, dining space, and gourmet kitchen creates the perfect setting for entertaining guests or enjoying family evenings. The heart of the home features a large quartz island, ample cabinetry, and a spacious walk-in pantry. The sunny, south-facing family room and bright kitchen/dining area are flooded with natural light, making it the perfect spot to bask in the morning sun while enjoying your coffee.

Upstairs, you'll find a generous bonus room with large windows—ideal for a home office, cozy movie theater, or play area. The master bedroom serves as a peaceful retreat, complete with a large walk-in closet and an ensuite bath featuring a stand alone tub and a wide standing shower. Two additional well-sized bedrooms and a second full bathroom, both filled with natural light, ensure comfort for the entire family. The partially finished basement offers additional space for entertainment and leisure activities. Plus, all furniture is included in the sale price, making this home move-in ready! Located just minutes from Carrington Plaza, which offers convenient shopping at stores like No Frills, All-time Fitness, and Shell gas station, this prime location also provides easy access to a children's playground, Stoney Trail, the



future C-Train Green Line, and numerous other amenities. Call your favorite Realtor today to schedule a showing!

Built in 2018

### **Essential Information**

MLS® #	A2198908
Price	\$799,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,157
Acres	0.08
Year Built	2018
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### **Community Information**

Address	24 Carrington Rise Nw
Subdivision	Carrington
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3P 0B1

### **Amenities**

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

### **Interior**

Interior Features	Kitchen Island, No Animal Home, No Smoking Home, Quartz Counters
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas

Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Playground
Lot Description	Back Lane, Level, Rectangular Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	March 3rd, 2025
Days on Market	44
Zoning	R-G

## Listing Details

Listing Office	TrustPro Realty
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