112 Carrington Boulevard NW

Calgary | Active | MLS® A2345519

$425,000









Bedrooms	Bathrooms	Year Built	Living area
2	**3**	**2019**	**1,165.6 sq. ft.**

Your next move starts with a conversation.

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Listed by CIR Realty

A closer look

WELCOME HOME TO THIS BEAUTIFULLY MAINTAINED, NO-CONDO-FEE TOWNHOME IN THE VIBRANT COMMUNITY OF CARRINGTON NW! Offering approximately 1,165 SQ. FT. OF ABOVE-GRADE LIVING SPACE, this inviting home combines modern style, thoughtful functionality, and excellent value-an ideal choice for FIRST-TIME BUYERS, YOUNG FAMILIES, PROFESSIONALS, OR INVESTORS. Step inside and discover a BRIGHT, OPEN-CONCEPT MAIN FLOOR designed to make everyday living and entertaining feel effortless. The spacious living room flows naturally into the dining area and contemporary kitchen, creating a warm and welcoming space for family dinners, morning coffee, or hosting friends. The MODERN KITCHEN is both stylish and functional, featuring QUARTZ COUNTERTOPS, STAINLESS STEEL APPLIANCES, AMPLE CABINETRY, GENEROUS COUNTER SPACE, AND A CONVENIENT PANTRY. LUXURY VINYL PLANK FLOORING extends throughout the main level, offering a clean, modern look while providing the durability today's lifestyle demands. A convenient 2-PIECE POWDER ROOM AND FUNCTIONAL MUDROOM complete this level. Upstairs, you'll find a comfortable and well-planned living space featuring a SPACIOUS PRIMARY BEDROOM WITH WALK-IN CLOSET AND PRIVATE 3-PIECE ENSUITE. A SECOND GENEROUSLY SIZED BEDROOM, 4-PIECE FULL BATHROOM, and UPPER-FLOOR LAUNDRY provide the comfort and convenience needed for busy modern living. Looking for more space down the road? The UNFINISHED BASEMENT offers an excellent opportunity to create additional living space that suits your lifestyle. Imagine a cozy family room, home office, gym, children's play area, or additional bedroom-the possibilities are yours to explore and customize. Step outside to your FULLY FENCED BACKYARD, an inviting extension of the home that's perfect for summer BBQs, outdoor entertaining, children, pets, or simply enjoying some fresh air. The REAR PARKING PAD WITH OFF-STREET PARKING adds everyday convenience, while the property also offers FUTURE GARAGE POTENTIAL, SUBJECT TO MUNICIPAL APPROVALS. Beyond your doorstep, enjoy everything CARRINGTON has to offer. This growing NW Calgary community provides convenient access to PARKS, PLAYGROUNDS, WALKING PATHS, SCHOOLS, SHOPPING, RESTAURANTS, PUBLIC TRANSIT, AND MAJOR ROADWAYS INCLUDING STONEY TRAIL AND DEERFOOT TRAIL. NO CONDO FEES + MODERN FINISHES + FULLY FENCED YARD + PARKING + DEVELOPABLE BASEMENT + GREAT NW LOCATION-this is an opportunity to own a home that offers both immediate comfort and room to grow. READY FOR ITS NEXT OWNER! If you've been waiting for the right opportunity in Carrington, this may be the one. COME SEE IT, FALL IN LOVE WITH IT, AND MAKE IT YOURS! Book your private showing today.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2345519
Bedrooms	2
Bathrooms	3
Year Built	2019
Property Type:	Residential

Property Sub Type:	Row/Townhouse
Condo Type:	Not a Condo
Transaction Type:	For Sale
Suite:	No
Num Legal Suites:	0
Num Illegal Suites:	0
Home Style:	2 Storey
Total Living Area:	1,165.6 sq. ft.
Main Level Finished Area:	583.1 sq. ft.
Upper Level Finished Area:	582.5 sq. ft.
Below Grade Finished Area:	557.3 sq. ft.
Lot Area:	1,808 sq. ft.
Lot Frontage:	16'6"
Front Exposure:	East
Entry Level:	1
Levels:	Two
End Unit:	2+ Common Walls
Total Rooms Above Grade:	5
Year built:	2019 (Age: 7)
Bedrooms:	2 (Above Grd: 2)
Bedrooms Above Grade:	2
Bedrooms On Main:	0
Bedrooms Below Grade:	0
Bathrooms:	3.0 (Full:2, Half:1)
Num Ensuite Baths:	1
Plan:	1810875

Heating:	Forced Air, Natural Gas
Basement:	Full, Unfinished, Other
Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Vinyl Siding, Wood Frame
Structure Type:	Five Plus
Roof:	Asphalt Shingle
Ensuite:	Yes
Flooring:	Carpet, Vinyl Plank
Cooling:	None
Fireplaces:	0
Garage:	No
Parking:	Off Street, Parking Pad
Parking Places:	1
Parking Total/Covered:	1 / -
Laundry Features:	Laundry Room, Upper Level
City Quadrant:	Northwest
Community:	Carrington
Appliances:	Dishwasher, Dryer, Microwave, Refrigerator, Washer
Inclusions:	None
Restrictions:	None Known
Main Floor	Living Room · 13'3" × 11'2" ·
Main Floor	Dinette · 11'2" × 8' ·
Main Floor	Kitchen · 13'8" × 9'5" ·
Main Floor	Pantry · 2'1" × 1'2" ·
Main Floor	Mud Room · 5'2" × 4'7" ·

Main Floor	Entrance · 4'10" × 4'1" ·
Upper Level	Walk-In Closet · 5'11" × 3'3" ·
Upper Level	Laundry · 3'6" × 3'2" ·
Upper Level	Bedroom - Primary · 11'8" × 11' ·
Upper Level	Walk-In Closet · 10' × 3'3" ·
Upper Level	Bedroom · 11'8" × 9'11" ·
Basement	Flex Space · 15'1" × 9'5" ·
Basement	Furnace/Utility Room · 13'11" × 11'7" ·
Basement	Family Room · 15'1" × 10'8" ·
Title to Land:	Fee Simple
Community Features:	Park, Playground, Schools Nearby, Shopping Nearby, Sidewalks
Interior Features:	No Animal Home, No Smoking Home, Open Floorplan, Pantry, See Remarks, Walk-In Closet(s)
Exterior Features:	Other
Patio And Porch Features:	None
Lot Features:	Back Lane, Back Yard, Rectangular Lot
Num. of Parcels:	0
Fencing:	Fenced
Region:	Calgary
Zone:	CAL Zone N
Zoning:	M-G
Listed Date:	Sep 15, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/112-carrington-boulevard-nw-calgary-a2345519/

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