

# \$555,000 - 1205 Carrington Boulevard Nw, Calgary

MLS® #A2244732

**\$555,000**

3 Bedroom, 3.00 Bathroom, 1,512 sqft

Residential on 0.05 Acres

Carrington, Calgary, Alberta

Step into this stunning Truman-built townhouse offering over 1,500 sq. ft. of functional, stylish living space in the desirable and up-and-coming community of Carrington. Built in 2018, this well-maintained home features an open-concept floor plan, durable laminate flooring, and luxury end finishes throughout. The modern kitchen is a standout with quartz countertops, floor-to-ceiling cabinetry, and stainless steel appliances—ideal for both entertaining and everyday life. Oversized tall windows bathe the interior in natural light, enhancing the bright and airy atmosphere. Additional highlights include a new roof (2024), a landscaped yard, and an undeveloped basement offering endless potential for future customization. While there is no garage, the home comes complete with a concrete parking pad for your convenience. Perfectly located on a main road with transit access, this home offers unbeatable connectivity. Enjoy easy access to Stoney Trail and Deerfoot Trail, making commuting a breeze. Surrounded by greenspace, parks, and close to essential amenities like grocery stores, shopping centers, and recreation facilities, this location truly has it all. Whether you're a first-time homebuyer, investor, or looking to downsize without compromise, this Carrington gem delivers comfort, value, and lifestyle. Book your showing today!

Built in 2018



## Essential Information

|                |               |
|----------------|---------------|
| MLS® #         | A2244732      |
| Price          | \$555,000     |
| Bedrooms       | 3             |
| Bathrooms      | 3.00          |
| Full Baths     | 2             |
| Half Baths     | 1             |
| Square Footage | 1,512         |
| Acres          | 0.05          |
| Year Built     | 2018          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 2 Storey      |
| Status         | Active        |

## Community Information

|             |                              |
|-------------|------------------------------|
| Address     | 1205 Carrington Boulevard Nw |
| Subdivision | Carrington                   |
| City        | Calgary                      |
| County      | Calgary                      |
| Province    | Alberta                      |
| Postal Code | T3P 1M2                      |

## Amenities

|                |                         |
|----------------|-------------------------|
| Parking Spaces | 2                       |
| Parking        | Off Street, Parking Pad |

## Interior

|                   |                                                                       |
|-------------------|-----------------------------------------------------------------------|
| Interior Features | High Ceilings, Kitchen Island, Open Floorplan, Quartz Counters        |
| Appliances        | Dishwasher, Gas Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer |
| Heating           | Forced Air                                                            |
| Cooling           | None                                                                  |
| Has Basement      | Yes                                                                   |
| Basement          | Full, Unfinished                                                      |

## Exterior

|                   |                                |
|-------------------|--------------------------------|
| Exterior Features | Other                          |
| Lot Description   | Back Yard, Landscaped, Private |

|              |                                                           |
|--------------|-----------------------------------------------------------|
| Roof         | Asphalt Shingle                                           |
| Construction | Concrete, Shingle Siding, Stone, Vinyl Siding, Wood Frame |
| Foundation   | Poured Concrete                                           |

### **Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | July 31st, 2025 |
| Days on Market | 3               |
| Zoning         | R-2M            |

### **Listing Details**

|                |                 |
|----------------|-----------------|
| Listing Office | URBAN-REALTY.ca |
|----------------|-----------------|

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