\$1,049,786 - 189 Carringsby Way Nw, Calgary

MLS® #A2193859

\$1,049,786

8 Bedroom, 6.00 Bathroom, 2,691 sqft Residential on 0.09 Acres

Carrington, Calgary, Alberta

Exceptional value in Carrington!. This 2690 sq ft, fully finished home offers 8 bedrooms and 6 full bathrooms and backs onto a beautiful green park, providing both privacy and Scenic views. Thoughtfully designed, this home includes 2 separate basement units, 1 legal suite and 1 illegal suite making it ideal for multi-generational living or rental income. Immaculately Designed Legal Basement Suite with 2 bedrooms, a full kitchen, a full bathrooms and storage room. Additional illegal suite with Private entrance, a spacious bedroom,, a full bathroom, and space for a fridge, sink, microwave, and countertop perfect for guests, extended family or a home office setup. Spacious and Elegant Main level. Step into a welcoming foyer with 9 ft ceilings and Luxury Vinyl Plank flooring throughout. The main floor features: - A Den/Office -Perfect for working from home. A large Living Room with a Cozy fireplace for warmth and ambiance. Gourmet Kitchen with Upgraded built-in appliances, Granite countertops, a large Island and ample Cabinetry. The Spice kitchen offers Extra space for meal prep. On this level, there is also a Bedroom and a 4-piece bathroom - ideal for guests or the elderly family members. The Dining room opens onto a composite deck, overlooking the serene green space. The upper level offers more Comfort and Luxury: Bonus Room with Vaulted Ceiling - perfect for Family Movie Nights. The Primary bedroom has a walk-in closet and a luxurious 5 piece Ensuite. 3 more







bedrooms on this level, one with a private 4 piece ensuite and the other two sharing another full bathroom. All bedrooms have walk-in closets!. Additional Features: -Separate side entrance to the Legal basement suite. - Smart Home features include, W-FI-enabled Appliances, built-in WI-FI boosters. Security & Future - Proofing -Camera rough-ins and Pre-wired for Solar Panels. *** Prime Location - Close to shopping, parks, major roads, and all essential amenities. This home offers a rare combination of Space, Luxury, and Versatility in one of the most sought after community of Carrington. A Musts See!!!.

Built in 2021

Essential Information

MLS® #	A2193859
Price	\$1,049,786
Bedrooms	8
Bathrooms	6.00
Full Baths	6
Square Footage	2,691
Acres	0.09
Year Built	2021
Туре	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	189 Carringsby Way Nw
Subdivision	Carrington
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3P 1T5

Amenities

Amenities	Playground, Park
Parking Spaces	4
Parking	Double Garage Attached
# of Garages	4

Interior

Interior Features Appliances	Kitchen Island, No Smoking Home, Walk-In Closet(s), Granite Counters Dishwasher, Electric Stove, Garage Control(s), Microwave, Refrigerator, Window Coverings, Built-In Gas Range, Built-In Oven, Dryer, Washer
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full, Suite, Exterior Entry

Exterior

Exterior Features	Private Yard
Lot Description	Rectangular Lot, Street Lighting, Backs on to Park/Green Space, Back
	Yard, Front Yard, No Neighbours Behind
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

February 15th, 2025
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Listing Details

Listing Office URBAN-REALTY.ca

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