

**178 Carrington Close NW**  
**Calgary, Alberta**

**MLS # A2227110**



**\$849,000**

|                    |                                                                                                                          |                   |     |
|--------------------|--------------------------------------------------------------------------------------------------------------------------|-------------------|-----|
| <b>Heating:</b>    | Forced Air                                                                                                               | <b>Water:</b>     | -   |
| <b>Floors:</b>     | Carpet, Vinyl Plank                                                                                                      | <b>Sewer:</b>     | -   |
| <b>Roof:</b>       | Asphalt Shingle                                                                                                          | <b>Condo Fee:</b> | -   |
| <b>Basement:</b>   | Separate/Exterior Entry, Finished, Full, Suite                                                                           | <b>LLD:</b>       | -   |
| <b>Exterior:</b>   | Stone, Vinyl Siding, Wood Frame                                                                                          | <b>Zoning:</b>    | R-G |
| <b>Foundation:</b> | Poured Concrete                                                                                                          | <b>Utilities:</b> | -   |
| <b>Features:</b>   | Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry |                   |     |
| <b>Inclusions:</b> | N/A                                                                                                                      |                   |     |

Like-new and move-in ready, this stunning 2024-built 4+1 bedroom, 3.5-bathroom home in Carrington offers over 2200+ sq. ft. of thoughtfully designed living space, including a fully finished 1-bedroom Legal suite basement with a separate entrance—perfect for rental income or extended family. Enjoy upscale features such as premium quartz countertops throughout, luxury vinyl plank flooring, and a double-attached garage. The main level boasts soaring, 9-ft ceilings throughout, a chef’s kitchen with stainless steel appliances, soft-close cabinetry, a walk-in pantry, and a coffee station, all flowing into the bright living and dining areas. A main-floor den adds flexibility. While going Upstairs you will see the upgraded railing and upstairs features a Centre bonus room, upper laundry, a luxurious primary bedroom with a 5-pc ensuite and walk-through closet, plus three additional bedrooms. The legal suite basement includes a full kitchen, separate laundry, spacious living room, one bedroom, and a full bath. Ideally located near parks, paths, shopping, and Stoney Trail for easy commuting, this is the one you’ve been waiting for!