

# \$998,000 - 30 Carringsby Landing Nw, Calgary

MLS® #A2235575

**\$998,000**

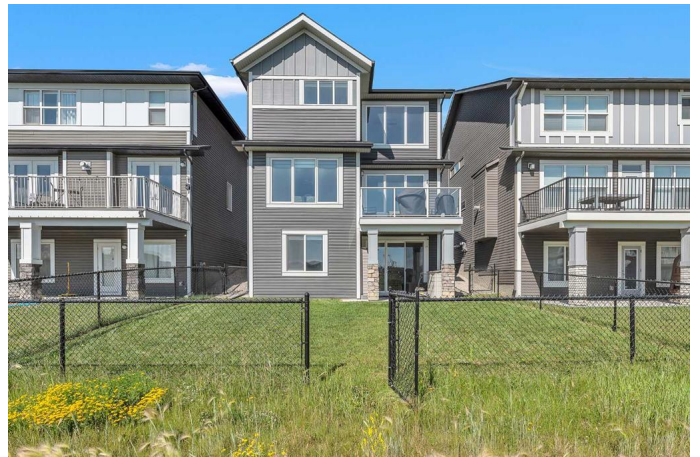
6 Bedroom, 4.00 Bathroom, 2,554 sqft

Residential on 0.09 Acres

Carrington, Calgary, Alberta

Open House Sunday 1-3pm, July 13.

Welcome to this stunning 6-bedroom, 3.5-bathroom walkout home with pond view, ideally situated on a premium pond-facing lot with no rear neighbors in the highly sought-after community of Carrington. Offering 3,500 sqft of developed living space across three levels, this home combines modern design with everyday functionality. The open-concept main floor features 9'™ ceilings, luxury vinyl plank flooring, a flex/office room, spacious living and dining areas, and a gourmet kitchen with built-in stainless steel appliances, gas cooktop, quartz countertops, and a walk-through pantry leading to a mudroom. Enjoy direct access from the breakfast nook to a large deck with breathtaking views, perfect for entertaining. Upstairs, you'll find a luxurious primary suite with a spa-inspired 5-piece ensuite, three additional bedrooms, a full bath with double vanity, a central bonus room, and a convenient upper laundry room, all with 9'™ ceilings. The fully finished builder-developed walkout basement includes two more bedrooms, a full bathroom, and a large rec room. The fully fenced backyard offers privacy and is ideal for kids and pets. Additional features: Air Conditioning (2021), Radon Mitigation System (2019), New Roof/Siding/Downspouts/Gutters (2025). Close to parks, walking paths, schools, shopping, and easy access to Stoney & Deerfoot Trail. Don't miss this rare opportunity to own a beautifully appointed



home in one of Calgary's most family-friendly neighborhoods!

Built in 2019

### Essential Information

MLS® #	A2235575
Price	\$998,000
Bedrooms	6
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,554
Acres	0.09
Year Built	2019
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	30 Carringsby Landing Nw
Subdivision	Carrington
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3P 1L9

### Amenities

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

### Interior

Interior Features	High Ceilings, No Animal Home, No Smoking Home, Open Floorplan
Appliances	Built-In Oven, Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Gas Cooktop, Microwave, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air

Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full, Walk-Out

## Exterior

Exterior Features	Other
Lot Description	No Neighbours Behind, Views
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	July 6th, 2025
Days on Market	20
Zoning	R-G

## Listing Details

Listing Office	Homecare Realty Ltd.
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