

1170 148 Avenue NW
Calgary, Alberta

MLS # A2276816



\$495,000

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|------------------|------------------------|-------------------------------|
| Division: | Carrington | |
| Type: | Residential/Four Plex | |
| Style: | 2 Storey | |
| Size: | 1,387 sq.ft. | Age: 2025 (1 yrs old) |
| Beds: | 3 | Baths: 2 full / 1 half |
| Garage: | Double Garage Attached | |
| Lot Size: | 0.03 Acre | |
| Lot Feat: | Back Lane, Front Yard | |

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|--------------------|--|-------------------|----|
| Heating: | Forced Air | Water: | - |
| Floors: | Carpet, See Remarks, Vinyl Plank | Sewer: | - |
| Roof: | Asphalt Shingle | Condo Fee: | - |
| Basement: | Full | LLD: | - |
| Exterior: | Vinyl Siding | Zoning: | DC |
| Foundation: | Poured Concrete | Utilities: | - |
| Features: | Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, See Remarks, Walk-In Closet(s) | | |
| Inclusions: | N/A | | |

BRAND NEW | NO CONDO FEES | 3 BED | 2.5 BATH | DOUBLE GARAGE | SOLAR PANELS | FACING FUTURE SCHOOL Stunning brand-new 2-storey townhome in Carrington NW with no condo fees! Features 3 bedrooms, 2.5 baths, triple-pane windows, front porch, and double attached garage. Bright open-concept main floor with Vinyl flooring, quartz kitchen with gas stove & stainless steel appliances, plus a half bath. Upstairs offers a primary suite with a walk-in closet & ensuite, two bedrooms, a full bath, laundry, and a balcony. Unfinished basement with rough-ins, 200-amp panel, EV charging rough-in, and solar panels. Close to parks, shopping, and major routes; modern living with no condo fees!