# \$539,900 - 995 148 Avenue Nw, Calgary

MLS® #A2233997

## \$539,900

3 Bedroom, 3.00 Bathroom, 1,396 sqft Residential on 0.03 Acres

BRAND NEW | NO CONDO FEE | POND

Carrington, Calgary, Alberta

VIEWS| 3 BEDROOMS | 2.5 BATHROOMS | DOUBLE ATTACHED GARAGE | UPGRADED FINISHES | Welcome to this NEW beautifully designed 2-storey NO CONDO FEE townhome in the sought-after community of Carrington in NW Calgary! Offering a front porch, 3 spacious bedrooms, 2.5 bathrooms, Triple Glazed Windows, Wireless light control switches, black hardware package, upgraded finsihes package and a double attached garage with unfinished basement, this home is perfect for families and professionals alike. Step inside to a bright, open-concept main floor featuring stylish LVP flooring throughout. The modern kitchen is equipped with quartz countertops, upgraded cabinets, stainless steel appliances, and a generous dining area, perfect for entertaining. A cozy living room and convenient half bath complete the space. This floor comes with abundant and unobstructed views of the pond at front of the home. Upstairs, you'll find a generous sized primary bedroom with a upgraded walk in shower in ensuite and a walk in closet, mornings are better when you wake up to pond views through the windows, two additional well-sized bedrooms, a second full bathroom, and a large balconyâ€"ideal for relaxing with your morning coffee. The unfinished basement comes with plumbing rough ins for potential future development. This home also comes with comes with a 200-amp panel, EV charging rough in, and solar panel







rough-in.Nestled in a family-friendly community, this home is short distance from shopping, ponds and Highway. Enjoy the charming front porch with the pond views while sipping morning tea, an upper-floor laundry area, and the convenience of NO condo fees! Don't miss outâ€"schedule your showing today!(Some of the property images are virtually staged)

Built in 2025

## **Essential Information**

MLS® # A2233997 Price \$539,900

Bedrooms 3

Bathrooms 3.00

Full Baths 2

Half Baths 1

Square Footage 1,396

Acres 0.03

Year Built 2025

Type Residential

Sub-Type Row/Townhouse

Style 2 Storey

Status Active

## **Community Information**

Address 995 148 Avenue Nw

Subdivision Carrington

City Calgary

County Calgary

Province Alberta

Postal Code T3P 2H2

# **Amenities**

Parking Spaces 2

Parking Double Garage Attached

# of Garages 2

#### Interior

Interior Features Quartz Counters

Appliances Dishwasher, Electric Range, Microwave Hood Fan, Refrigerator

Heating Forced Air

Cooling None

Has Basement Yes

Basement Full, Unfinished

## **Exterior**

Exterior Features Balcony

Lot Description Back Lane

Roof Asphalt Shingle

Construction Mixed

Foundation Poured Concrete

#### **Additional Information**

Date Listed June 24th, 2025

Days on Market 8

Zoning R2-T

# **Listing Details**

Listing Office MaxWell Gold

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