

# \$1,220,000 - 229 Carringvue Manor Nw, Calgary

MLS® #A2213925

**\$1,220,000**

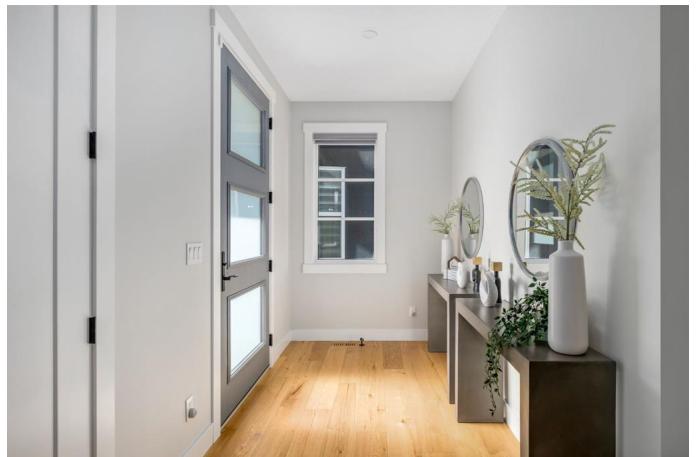
4 Bedroom, 4.00 Bathroom, 2,826 sqft

Residential on 0.11 Acres

Carrington, Calgary, Alberta

\*\*\*OPEN HOUSE SUNDAY, MAY 4, 1-3PM\*\*\*

Welcome to Carrington's best-kept secret – Carringvue Manor! This stylish 2-storey walkout backs onto a peaceful landscape with walking paths, so you can enjoy your morning coffee with a view or take a jog around the pond. Inside, the main floor has all the good stuff: high ceilings, gorgeous hardwood floors, huge windows that flood the space with natural light, and more storage than you'll know what to do with. The kitchen is ready for whatever you're cooking up – wall oven and microwave with trim kit, sleek cooktop, granite counters, spice drawer (because organization is joy), waste pullout, and cabinets for days. Past the Dining room, you have access to a beautiful deck, facing west for all of the Evening Sun. Upstairs, there's a bright and elegant bonus room, a main bath with double sinks (no more morning traffic jams), a proper laundry room with a sink and storage, and three bedrooms – including a spacious primary suite. The ensuite has everything you need to start and end your day right: separate vanities, a makeup desk, soaker tub, glass shower, and a walk-in closet that might make your wardrobe dreams come true. Downstairs, the fully finished walkout basement comes complete with a full kitchen, bedroom, bathroom, durable LVP flooring, and its own laundry hookups with folding counter and extra storage above – perfect for guests, extended family, or extra income potential. Access to your dreamy West Facing Backyard



is easy with the poured concrete steps leading you down. Or walkout onto your patio space from the lower level. No expense was spared, it extends the entire property for that low maintenance life. Reach out for a full upgrade brochure. Carringvue Manor isnâ€™t just a house: itâ€™s a place to live well, spread out, and enjoy the good stuff. Come see for yourselfâ€”youâ€™ll feel right at home.

Built in 2017

**Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2213925    |
| Price          | \$1,220,000 |
| Bedrooms       | 4           |
| Bathrooms      | 4.00        |
| Full Baths     | 3           |
| Half Baths     | 1           |
| Square Footage | 2,826       |
| Acres          | 0.11        |
| Year Built     | 2017        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

**Community Information**

|             |                         |
|-------------|-------------------------|
| Address     | 229 Carringvue Manor Nw |
| Subdivision | Carrington              |
| City        | Calgary                 |
| County      | Calgary                 |
| Province    | Alberta                 |
| Postal Code | T3P 0W3                 |

**Amenities**

|                |                                                                                                          |
|----------------|----------------------------------------------------------------------------------------------------------|
| Parking Spaces | 4                                                                                                        |
| Parking        | Double Garage Attached, Driveway, Front Drive, Garage Door Opener, Garage Faces Front, Concrete Driveway |

# of Garages 2

## Interior

Interior Features Built-in Features, Double Vanity, French Door, Granite Counters, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Separate Entrance, Soaking Tub, Vinyl Windows, Walk-In Closet(s), Crown Molding

Appliances Built-In Oven, Dishwasher, Dryer, Electric Cooktop, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer, Window Coverings

Heating Forced Air, Natural Gas

Cooling Central Air

Fireplace Yes

# of Fireplaces 1

Fireplaces Gas, Living Room, Tile

Has Basement Yes

Basement Exterior Entry, Finished, Full, Suite, Walk-Out

## Exterior

Exterior Features Balcony, Private Yard

Lot Description Back Yard, Backs on to Park/Green Space, Front Yard, Landscaped, Low Maintenance Landscape, No Neighbours Behind, Views, Creek/River/Stream/Pond, Environmental Reserve

Roof Asphalt Shingle

Construction Stucco

Foundation Poured Concrete

## Additional Information

Date Listed April 23rd, 2025

Days on Market 6

Zoning R-G

## Listing Details

Listing Office CIR Realty

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