



GRASSROOTS
REALTY GROUP

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983 148 Avenue NW
Calgary, Alberta

MLS # A2339927



\$539,000

Division:	Carrington		
Type:	Residential/Four Plex		
Style:	2 Storey		
Size:	1,513 sq.ft.	Age:	2025 (1 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.04 Acre		
Lot Feat:	Back Lane, Front Yard		

Heating:	Forced Air	Water:	-
Floors:	Tile, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	DC
Foundation:	Poured Concrete	Utilities:	-
Features:	Kitchen Island, Quartz Counters, Walk-In Closet(s)		

Inclusions: Seller willing to negotiate

Whether you're looking for a modern family home or an income-generating investment, welcome to this stunning 2025 brand-new end unit in a fourplex, featuring unobstructed pond views and no condo fees, in the sought-after community of Carrington NW. Featuring 3 bedrooms, 2.5 bathrooms, and an attached double garage, this home is currently operating as a licensed Airbnb and Superhost property, offering an excellent opportunity to generate rental income and build cash flow from day one. Enjoy unobstructed pond and wetland views from the front porch, surrounded by beautiful natural scenery and offering an excellent vantage point for viewing the northern lights on clear nights. The main floor features a bright open-concept layout with a modern kitchen, upgraded stainless-steel appliances, a large quartz island, and a spacious dining area overlooking the pond. The cozy living room provides a comfortable space for family gatherings, while the rear-facing attached double garage adds everyday convenience. Upstairs features a spacious primary bedroom with open pond views, a modern 4-piece ensuite, and a walk-in closet, plus two generously sized secondary bedrooms, a central bonus room, and convenient upper-floor laundry. The unfinished basement features large windows and excellent potential for future development. Additional features include a 200-amp electrical panel. Conveniently located near No Frills, McDonald's, medical clinics, and other amenities, with easy access to Stoney Trail and approximately 15 minutes to Calgary International Airport. Schedule your showing today!