



GRASSROOTS
REALTY GROUP

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372 Carrington Way NW
Calgary, Alberta

MLS # A2349716

\$568,000

Division:	Carrington		
Type:	Residential/Duplex		
Style:	2 Storey, Attached-Side by Side		
Size:	1,801 sq.ft.	Age:	2018 (8 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.05 Acre		
Lot Feat:	Rectangular Lot		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Tile, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Stone, Vinyl Siding, Wood Frame	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	No Smoking Home, Walk-In Closet(s)		

Inclusions: n/a

Welcome to this beautifully maintained 3-bedroom, 2.5-bathroom duplex in the vibrant community of Carrington—offering modern living with the added benefit of NO CONDO FEES. Designed with comfort and functionality in mind, the bright open-concept main floor showcases 9-foot ceilings and durable luxury vinyl plank flooring throughout. Expansive windows fill the living space with natural light, creating a warm and inviting atmosphere. The stylish kitchen is a true centerpiece, featuring stainless steel appliances, a gas stove, sleek cabinetry, ample counter space, and a large central island—perfect for both everyday living and entertaining. The adjoining dining area flows seamlessly, while a convenient 2-piece powder room completes the main level. Upstairs, the spacious primary retreat offers a walk-in closet and a luxurious 5-piece ensuite complete with dual sinks, a soaker tub, and a separate shower. Two additional well-sized bedrooms, a 4-piece bathroom with dual sinks, and upper-level laundry provide excellent functionality for families. The unfinished basement presents a fantastic opportunity to customize and expand your living space to suit your needs. Ideally located close to parks, pathways, shopping, and everyday amenities—including T&T Supermarket and No Frills—with quick access to Stoney Trail and just 15 minutes to the airport, this home delivers exceptional value in a growing, family-friendly community.