



\$ 899,900.00

## 216 CARRINGVUE MANOR NW CALGARY

<https://paulbrinton.com>

Welcome to this gorgeous, fully developed 2-storey TURN-KEY HOUSE in the quiet and beautiful community of CARRINGTON. It is a minute walk to the pond where there is a running/walking path for you to take a stroll. This beautiful fully upgraded home has all the features you and your family...

- 5 beds
- 5 baths
- Detached
- Residential
- Active

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## BASIC FACTS

**Style:** 2 Storey

**MLS ® #:** A1159988

**Type:** Detached

**Bedrooms:** 5

**Baths Half:** 1

**Status:** Active

**Area:** 0.00 sq ft

**County Or Parish:** Calgary

**CONDO TYPE:** Not a Condo

**Post Updated:** 2021-11-15 19:59:08

**Bathrooms:** 5

**Bedrooms Above Grade:** 4

**Date added:** 11/11/21

**Two Piece Bath:** 1

**Lot size:** 3897 sq ft

**Year built:** 2017

**Parking:** Double Garage Attached, Insulated

## PROPERTY FEATURES

**Garage YN:** Yes

**Fireplace:** 1

**Association Amenities:** None

**Community Features:** Park,Schools  
Nearby,Playground,Sidewalks,Street  
Lights,Shopping Nearby

**Fencing:** Fenced

**Cooling:** Central Air

**Total Parking:** 4

**Flooring:** Carpet,Ceramic Tile,Hardwood

**Fireplace Features:** Decorative,Family  
Room,Gas,Mantle

**Exterior Features:** Private Yard,Storage

**District:** CAL Zone N

**Inclusions:** BASEMENT APPLIANCES:  
ELECTRIC STOVE/OVEN, HOOD FAN,  
DISHWASHER, FRIDGE, WASHER AND DRYER



**Interior Features:** Closet Organizers,Double  
**Lot Features:** Low Maintenance  
Vanity,Granite Counters,High Ceilings,Kitchen Landscape,Street Lighting,Rectangular Lot  
Island,Low Flow Plumbing Fixtures,No  
Smoking Home,Open  
Floorplan,Pantry,Recessed Lighting,Separate  
Entrance,Storage,Vinyl Windows,Walk-In  
Closet(s)

**Roof Type:** Asphalt Shingle

**Heating Type:** Forced Air,Natural Gas

## PROPERTY INFORMATION

**Basement:** Full, Suite

**Levels:** Two

**Laundry features:** In Basement, Upper  
Level

**Zoning:** R-1N

**Transaction Type:** For Sale

**List Price Square Foot:** \$ 348.39

**Title Land:** Fee Simple

**Photo Count:** 27

**Rooms Above Grade:** 13

**Unit Exposure:** NW

**Construction Materials:**  
Brick,Concrete,Vinyl Siding,Wood Frame

**Quarter:** NW

**Suite:** Suite - Legal

**Foundation:** Poured Concrete

**Frontage Metres:** 10.14M 33`3"

**Appliances:** Built-In Gas Range,Built-In  
Oven,Central Air  
Conditioner,Dishwasher,Dryer,Garage  
Control(s),Microwave,Range  
Hood,Refrigerator,Washer/Dryer

**Living Area SF:** 2583.00

**Subdivision Name:** Carrington

**Structure Type:** House

**Lot Size Acres:** 0.09

**Restrictions:** Underground Utility Right of  
Way,Utility Right Of Way

