

# \$949,900 - 34 Carringsby Landing Nw, Calgary

MLS® #A2218981

**\$949,900**

3 Bedroom, 3.00 Bathroom, 2,501 sqft  
Residential on 0.09 Acres

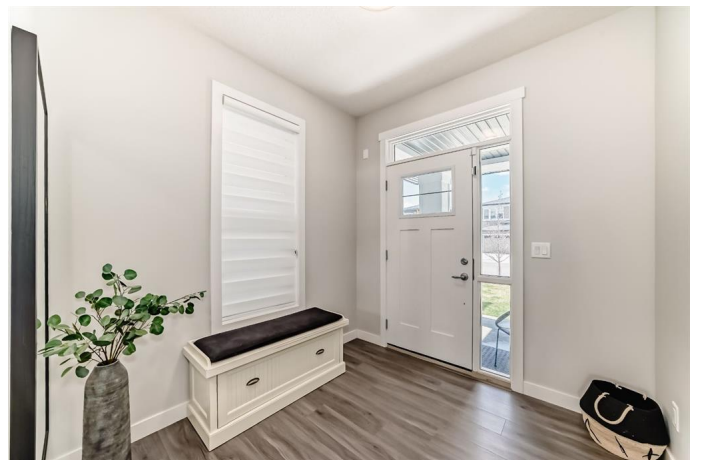
Carrington, Calgary, Alberta

**PRICED TO SELL!** Nestled in the sought-after NW community of Carrington, welcome to 34 Carringsby Landing NW - a rare opportunity to own a pond backing home in this vibrant neighbourhood. This stunning TRICO-built Rosewood model offers all the high-end features your family desires: stainless steel appliances, quartz countertops, 9-foot ceilings throughout, and an expanded entry for added space and comfort.

With approx. 2,500 sq. ft. of modern, open-concept living, the heart of the home is the chef's kitchen with a large quartz island and breakfast bar. The adjacent breakfast nook and expansive great room with a cozy fireplace make entertaining effortless - all framed by breathtaking views of the pond.

A flexible front room adapts to your lifestyle; it's perfect for a home office, playroom, or formal dining. Upstairs, a smart layout separates the spacious primary retreat complete with a luxurious king-size ensuite from two additional bedrooms and a central bonus room. All bedrooms have walk-in closets.

The walk-out basement offers direct access to the pond and holds exciting potential to design your dream space. This is a rare chance to own a walk-out property on a pond in Carrington - don't miss out on this exclusive opportunity!



Built in 2019

## Essential Information

MLS® #	A2218981
Price	\$949,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,501
Acres	0.09
Year Built	2019
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

## Community Information

Address	34 Carringsby Landing Nw
Subdivision	Carrington
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3P 1L9

## Amenities

Parking Spaces	4
Parking	Covered, Double Garage Attached, Front Drive, Garage Faces Front, Enclosed
# of Garages	2

## Interior

Interior Features	Closet Organizers, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, See Remarks, Stone Counters, Walk-In Closet(s)
Appliances	Dishwasher, Garage Control(s), Gas Stove, Range Hood, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None, Rough-In
Fireplace	Yes

# of Fireplaces	1
Fireplaces	Family Room, Gas, Insert
Has Basement	Yes
Basement	Full, Unfinished, Walk-Out

## Exterior

Exterior Features	Balcony, BBQ gas line
Lot Description	Back Yard, Backs on to Park/Green Space, Landscaped, Level, No Neighbours Behind, Rectangular Lot
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	May 15th, 2025
Days on Market	81
Zoning	R-G

## Listing Details

Listing Office	Century 21 Bamber Realty LTD.
----------------	-------------------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.