

# \$349,900 - 117, 40 Carrington Plaza Nw, Calgary

MLS® #A2249531

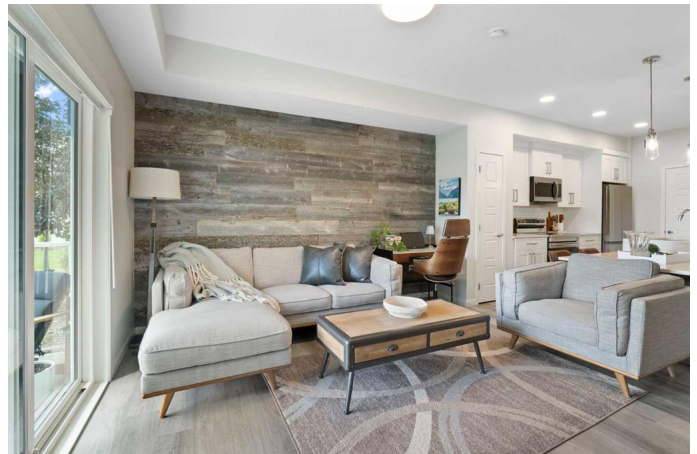
**\$349,900**

2 Bedroom, 2.00 Bathroom, 721 sqft

Residential on 0.00 Acres

Carrington, Calgary, Alberta

Welcome to Carrington Plaza, where elevated design meets everyday convenience in one of NW Calgary's most sought-after communities. This 2 bedroom, 2 bathroom condo isn't just move in ready, it's been thoughtfully customized to offer a unique blend of style and function rarely found in condo living. Inside, the heart of the home is the barnwood-accented island, a stunning statement piece upgraded with split-level countertops, creating a true dining space that works for both dinner parties and daily life. Matching barnwood detailing on the living room wall brings warmth and personality to the open-concept layout, where knockdown ceilings (a major upgrade from builder-grade popcorn) and wide luxury vinyl plank flooring add a refined touch. The kitchen is both beautiful and functional, featuring stainless steel appliances, quartz countertops, full-height cabinetry, and a pantry. The primary bedroom is spacious and bright, and includes a generous closet and upgraded ensuite. The second bedroom offers flexible space for guests, a home office, or growing families. Enjoy 9-foot ceilings, large windows, and a wall-mounted A/C unit to keep cool all summer long. Window coverings are included, and in-suite laundry with a full-size front-load washer/dryer makes life that much easier. Step outside to your west facing patio, a peaceful retreat equipped with a natural gas BBQ hookup. This unit also includes TWO titled underground parking stalls, plus a secure



storage locker. Carrington Plaza is pet-friendly and ideally located just steps from the community pond and walking paths. Enjoy easy access to restaurants, grocery stores, fitness studios, and medical services, all just a short walk away. With quick access to Stoney Trail and just 15 minutes to YYC airport, commuting and travel are a breeze. Whether you're a first time buyer, down sizer, or investor, this beautifully upgraded condo offers exceptional value and a lifestyle youâ€™ll love.

Built in 2022

**Essential Information**

|                |                   |
|----------------|-------------------|
| MLS® #         | A2249531          |
| Price          | \$349,900         |
| Bedrooms       | 2                 |
| Bathrooms      | 2.00              |
| Full Baths     | 2                 |
| Square Footage | 721               |
| Acres          | 0.00              |
| Year Built     | 2022              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |

**Community Information**

|             |                             |
|-------------|-----------------------------|
| Address     | 117, 40 Carrington Plaza Nw |
| Subdivision | Carrington                  |
| City        | Calgary                     |
| County      | Calgary                     |
| Province    | Alberta                     |
| Postal Code | T3P 1X7                     |

**Amenities**

|                |                                                                     |
|----------------|---------------------------------------------------------------------|
| Amenities      | Bicycle Storage, Community Gardens, Storage, Trash, Visitor Parking |
| Parking Spaces | 2                                                                   |

Parking                      Titled, Underground

## **Interior**

Interior Features      Breakfast Bar, Closet Organizers, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, Storage, Vinyl Windows

Appliances              Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer

Heating                  Baseboard

Cooling                  Wall Unit(s)

# of Stories              4

## **Exterior**

Exterior Features      Balcony, BBQ gas line

Roof                      Membrane

Construction           Cement Fiber Board, Stone, Wood Frame

## **Additional Information**

Date Listed              August 20th, 2025

Days on Market        23

Zoning                   DC

## **Listing Details**

Listing Office            Royal LePage Benchmark

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