

# \$534,900 - 1318 148 Avenue Nw, Calgary

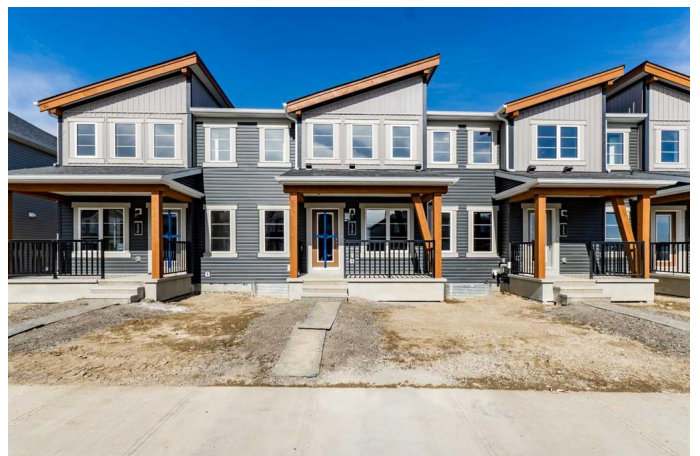
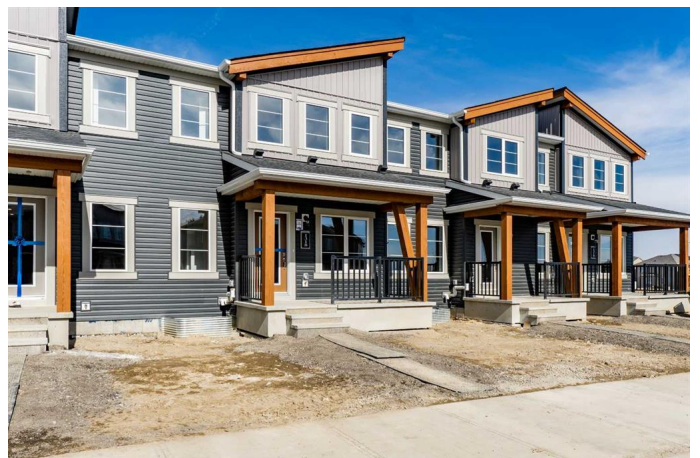
MLS® #A2204643

**\$534,900**

3 Bedroom, 3.00 Bathroom, 1,400 sqft  
Residential on 0.03 Acres

Carrington, Calgary, Alberta

BRAND NEW | NO CONDO FEE | 3 BEDROOMS | 2.5 BATHROOMS | DOUBLE ATTACHED GARAGE | Welcome to this NEW beautifully designed 2-storey NO CONDO FEE townhome in the sought-after community of Carrington in NW Calgary! Offering a front porch ,3 spacious bedrooms, 2.5 bathrooms, Triple Glazed Windows and a double attached garage with unfinished basement, this home is perfect for families and professionals alike. Step inside to a bright, open-concept main floor featuring stylish LVP flooring throughout. The modern kitchen is equipped with quartz countertops, upgraded stainless steel appliances, and a generous dining area, perfect for entertaining. A cozy living room and convenient half bath complete the space. Upstairs, you'll find a generous sized primary bedroom with a 4-piece ensuite and a walk in closet, two additional well-sized bedrooms, a second full bathroom, and a large balcony—ideal for relaxing with your morning coffee. The unfinished basement comes with plumbing rough ins for potential future development. This home also comes with a 200-amp panel, EV charging rough in, and solar panel rough-in. Nestled in a family-friendly community, this home is short distance from shopping, ponds and Highway. Enjoy the charming front porch, upper-floor laundry, and the convenience of NO condo fees! Don't miss out—schedule your showing today!



Built in 2025

## Essential Information

MLS® #	A2204643
Price	\$534,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,400
Acres	0.03
Year Built	2025
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

## Community Information

Address	1318 148 Avenue Nw
Subdivision	Carrington
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3P 1T9

## Amenities

Parking Spaces	2
Parking	Double Garage Attached
# of Garages	2

## Interior

Interior Features	Vinyl Windows
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Full, Unfinished

## Exterior

Exterior Features	Balcony
Lot Description	Back Lane
Roof	Asphalt Shingle
Construction	Mixed
Foundation	Poured Concrete

### **Additional Information**

Date Listed	March 21st, 2025
Days on Market	11
Zoning	DC

### **Listing Details**

Listing Office	CIR Realty
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