

\$779,900 - 3 Kincora Glen Bay Nw, Calgary

MLS® #A2259597

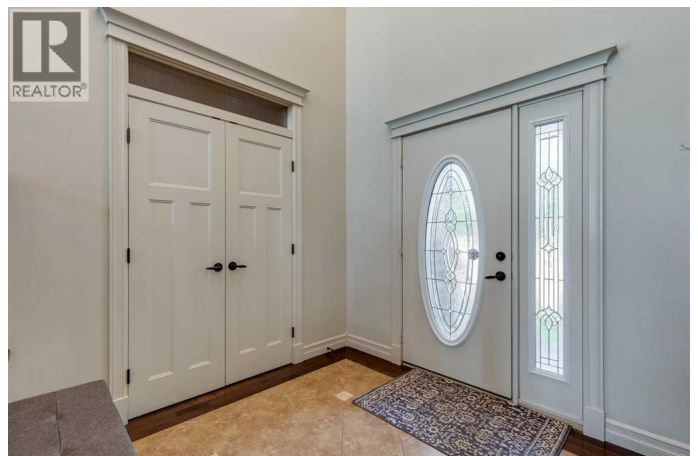
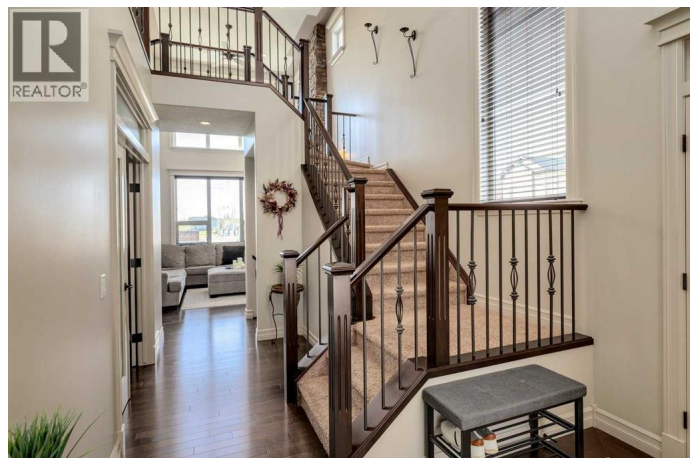
\$779,900

3 Bedroom, 4.00 Bathroom, 1,968 sqft

Single Family on 0.10 Acres

Kincora, Calgary, Alberta

Welcome Home to Kincora! This home has been thoughtfully designed and built by Ashton Luxury Living. Proud recipient of the 2009 BILD Award, this home has been meticulously maintained and offers a distinctive layout with high ceilings that immediately set it apart from the rest of the community. The main floor welcomes you with an open-concept design centered around a warm gas fireplace, framed by timeless stonework to the second level-creating an elegant focal point. The kitchen features 9-foot ceilings, rich wood cabinetry, granite countertops, and new stainless steel appliances. A dedicated home office and main floor laundry and access to your attached oversized garage add convenience and flexibility for today's busy lifestyle. Upstairs, the spacious primary suite offers beautiful views of the green space and walking paths, along with a luxurious 5-piece ensuite and a generous walk-in closet. Two additional well-sized bedrooms and a full 4-piece bathroom complete the upper level. The lower level provides a large recreation area—perfect as a flex space, media room, or second family area—along with a 2-piece bath and plenty of storage. Enjoy the sunny south west-facing backyard, with a gas line for your BBQ and peaceful views of the adjacent field. Situated on a desirable corner lot, this home offers both privacy and proximity to parks, pathways, and a wide range of nearby amenities at Creekside Shopping Centre. Don't miss your chance to own a



truly special home in one of NW Calgary's most sought-after communities. (id:6289)

Built in 2009

Essential Information

Listing #	A2259597
Price	\$779,900
Bedrooms	3
Bathrooms	4.00
Half Baths	2
Square Footage	1,968
Acres	0.10
Year Built	2009
Type	Single Family
Sub-Type	Freehold

Community Information

Address	3 Kincora Glen Bay Nw
Subdivision	Kincora
City	Calgary
Province	Alberta
Postal Code	T3R0C1

Amenities

Amenities	Park, Playground, Schools, Shopping
Features	Cul-de-sac, PVC window, Closet Organizers, No Animal Home, Level, Gas BBQ Hookup
Parking Spaces	4
Parking	Attached Garage
# of Garages	2

Interior

Appliances	Washer, Refrigerator, Gas stove(s), Dishwasher, Dryer, Microwave Range Hood Combo, Window Coverings
Heating	Natural gas Forced air
Cooling	Central air conditioning
Fireplace	Yes
# of Fireplaces	1

# of Stories	2
Has Basement	Yes

Exterior

Exterior	Brick, Vinyl siding
Exterior Features	Landscaped, Lawn
Foundation	Poured Concrete

Listing Details

Listing Office	Real Broker
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