



## 234 Carringsby Way Calgary Alberta

\$950,000

Welcome to this spacious and beautifully appointed 5-bedroom, 3.5-bathroom family home in the desirable NW community of Carrington. With 2,279 sq ft above grade and an additional 918 sq ft in the fully finished basement, this home offers over 3,100 sq ft of thoughtfully designed living space—ideal for large families, multigenerational living, or anyone craving extra room to grow. The main floor welcomes you with a bright, open-concept layout featuring 9' ceilings and a warm, inviting living room with a gas fireplace. The adjacent dining area opens onto the sunny south-facing backyard via patio doors, extending your living space onto the deck—perfect for outdoor entertaining. The chef-inspired kitchen is a true showstopper, complete with an extra-long granite island, two-tone cabinetry, stainless steel appliances, and a separate spice kitchen with a second gas stove, powerful hood fan, and extra storage—ideal for preparing meals without lingering aromas in your main living space. A private office/den, 2-piece powder room, and a mudroom additional storage complete the main floor. Upstairs, you'll find a thoughtfully designed layout with a central bonus room, perfect for family movie nights or a kids' play area. The primary suite is a serene retreat with a walk-in closet and a luxurious 5-piece ensuite featuring dual vanities, a deep soaker tub, and a separate shower. Three additional bedrooms share a 4-piece bathroom, and the convenient upper-floor laundry makes daily chores a breeze. The fully finished basement offers incredible flexibility with a large recreation room, 5th bedroom, another 4-piece bathroom, and plenty of storage. The 9' ceilings and plumbing rough-ins provide the potential for a future basement suite (subject to approval and permitting by the city/municipality) or second kitchen. Enjoy the sunny, south-facing backyard that backs onto green space...

Bedroom 9.42 Ft x 12.33 Ft

Recreational, Games room 21.67 Ft x 24.17 Ft

4pc Bathroom 7.67 Ft x 4.75 Ft

Dining room 10.83 Ft x 10.58 Ft

Living room 12.17 Ft x 12.92 Ft

Kitchen 8.00 Ft x 16.50 Ft

Primary Bedroom 13.17 Ft x 15.83 Ft

5pc Bathroom 10.58 Ft x 10.33 Ft

Laundry room 6.58 Ft x 5.25 Ft

Bedroom 9.25 Ft x 12.50 Ft

Bonus Room 13.50 Ft x 13.42 Ft

4pc Bathroom 8.33 Ft x 7.75 Ft

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Listing Presented By:



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**Other** 9.50 Ft x 5.42 Ft

**Office** 9.50 Ft x 9.50 Ft

**2pc Bathroom** 4.83 Ft x 4.92 Ft

**Bedroom** 8.58 Ft x 15.08 Ft

**Bedroom** 9.00 Ft x 13.50 Ft