



454458 Carringvue Grove Calgary Alberta

\$1,699,990

INVESTORS ALERT A FULL DUPLEX***Nestled within the welcoming community of Carrington, this brand new walk-out duplex presents a sophisticated and highly functional living opportunity. Each distinct unit is thoughtfully designed to maximize space, light, and privacy, featuring its own legal secondary suite with the walk-out basement. The main floor of each unit immediately impresses with its open and airy layout. A spacious living area provides a comfortable gathering space, flowing seamlessly into a separate dining area and the well-appointed kitchen boasts a central island. This level also includes a convenient full bedroom and a full bathroom featuring a standing shower. Ascend to the upper level to discover four well-proportioned bedrooms provides ample space for family or guests. The luxurious primary suite is complete with a generous walk-in closet and a 3pc ensuite bathroom. One additional full bathroom on this floor ensures convenience for everyone, alongside a dedicated laundry area for effortless household management. A defining feature of this exceptional property is the legal suite incorporated into the walk-out basement level of each unit. Accessed directly from the front, this self-contained space features a complete separate kitchen, its own living area, a dedicated dining space, an additional full bedroom, a 3pc bathroom, and the added convenience of a stacked laundry facility. (id:6769)

Kitchen 9.83 Ft x 10.33 Ft

Kitchen 9.92 Ft x 10.33 Ft

Bedroom 8.92 Ft x 13.25 Ft

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3pc Bathroom 5.00 Ft x 8.08 Ft

3pc Bathroom 4.92 Ft x 8.08 Ft

Family room 11.33 Ft x 10.67 Ft

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Kitchen 13.17 Ft x 13.67 Ft

Kitchen 13.08 Ft x 13.67 Ft

Living room 12.00 Ft x 14.92 Ft

Living room 12.00 Ft x 14.92 Ft

Bedroom 8.08 Ft x 10.83 Ft

Bedroom 8.00 Ft x 10.83 Ft

Dining room 13.17 Ft x 8.17 Ft

Dining room 13.08 Ft x 8.17 Ft

3pc Bathroom 4.92 Ft x 7.83 Ft

3pc Bathroom 4.92 Ft x 7.83 Ft

Primary Bedroom 11.50 Ft x 13.58 Ft

Listing Presented By:



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