



242 Kincora Glen Road Calgary Alberta

\$749,900

Welcome to this 4 BED FORMER SHOWHOME situated on a PIE LOT with a SIDE ENTRANCE to the fully developed basement. Located in the highly sought-after community of Kincora, this home combines quality upgrades, thoughtful design, and pride of ownership throughout with over 2700 SF of living space. The main floor features 9 FT Ceilings, HARDWOOD flooring, a gourmet kitchen with MAPLE cabinetry, GRANITE countertops, TILE backsplash, breakfast bar, and STAINLESS STEEL appliances. The living room showcases a NATURAL GAS fireplace, in-ceiling speakers, and large windows overlooking the beautifully landscaped SOUTH backyard complete with a large deck, garden boxes, artificial turf area, and storage shed. Upstairs offers 3 spacious bedrooms including a primary retreat with a 5-piece ensuite and walk-in closet with upgraded built-in shelving. Spacious upper secondary bedrooms feature walk-in closets. HUGE SUNNY bonus room offers plenty of natural light and built-in speakers. Convenient UPPER FLOOR LAUNDRY includes custom built-in shelving. The fully finished basement (with separate side entrance) includes a large living room, bedroom and full bathroom -- ideal for guests, teens, extended family, or future suite possibilities (subject to City approval). Upgrades & highlights include: o Central A/Co Dual-zone furnace (upstairs & main/basement zones) o Massive gas-heated garage with storage loft o Blackout blinds in bedroomso Aggregate concrete front (recently sealed) o Roof shingles, partial siding, gutters & downspouts replaced (2025) o Big backyard. Located close to ravines, pathways, ponds, playgrounds, Creekside Shopping Centre, Costco, schools, and quick access to Stoney Trail -- this is a rare opportunity to own a highly upgraded showhome in one of NW Calgary's most desirable communities. (id:6769)

Family room 10.42 Ft x 13.58 Ft
Other 9.58 Ft x 10.67 Ft
Bedroom 10.58 Ft x 13.17 Ft
4pc Bathroom 5.00 Ft x 8.00 Ft
Other 6.42 Ft x 11.42 Ft
Kitchen 11.42 Ft x 14.58 Ft

2pc Bathroom 5.00 Ft x 6.08 Ft
Bonus Room 12.00 Ft x 18.00 Ft
Primary Bedroom 12.50 Ft x 14.00 Ft
Bedroom 9.42 Ft x 12.00 Ft
Bedroom 9.42 Ft x 12.00 Ft
5pc Bathroom 8.58 Ft x 10.25 Ft

Listing Presented By:



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Dining room 10.50 Ft x 10.83 Ft

3pc Bathroom 5.00 Ft x 9.25 Ft

Living room 12.58 Ft x 14.00 Ft