

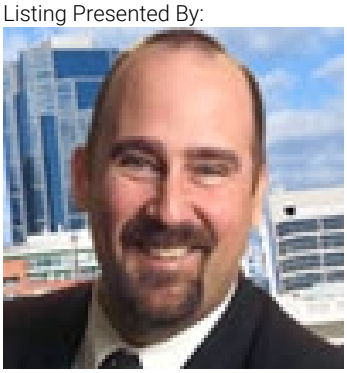
276 Kincora Heights Calgary Alberta

$799,888

Welcome to 276 Kincora Heights NW! This beautifully renovated walkout home backing directly onto the ravine offers a rare opportunity to enjoy nature, comfort, and flexibility in one of Northwest Calgary's most desirable communities. GETTING A PROPERTY ON THE RAVINE AT THIS PRICE IS RARE, TAKE ADVANTAGE !!Lovingly maintained by its original owner, this exceptional two-storey home showcases pride of ownership throughout. Extensive updates include a stunning new kitchen, renovated bathrooms, new flooring, upgraded lighting inside and out, new siding, new garage door, furnace (2021), newer roof, and numerous improvements to the fully developed walkout basement.The spectacular location is truly one of a kind. Backing directly onto Kincora's scenic ravine and extensive pathway system, you'll enjoy peaceful views, abundant wildlife, and year-round access to nature right from your backyard. Relax on the maintenance free upper deck, entertain on the lower patio, or gather around the BBQ using the convenient outdoor gas line. Mature trees and berry bushes create a private outdoor retreat for family and friends.Inside, natural gas fireplaces on both the main floor and walkout level provide warmth and comfort throughout the seasons. The home's flexible layout is ideal for today's lifestyles, featuring two dedicated home office spaces perfect for remote work, studying, creative pursuits, or managing a busy household.Upstairs, the spacious primary suite offers a walk-in closet and a beautifully updated five-piece ensuite complete with a new soaker tub. Two additional bedrooms and a full bathroom provide ample space for family members and guests.The fully developed walkout basement adds exceptional versatility. With a separate entrance, kitchenette featuring refrigerator and dishwasher, walk-in shower, and stairlift to the main floor, the lower level is perfectly suited for mult...

Family room 17.92 Ft x 13.25 Ft
Primary Bedroom 11.83 Ft x 13.33 Ft
5pc Bathroom 9.92 Ft x 11.33 Ft
Other 7.42 Ft x 6.92 Ft
Bedroom 10.33 Ft x 9.58 Ft
Bedroom 12.08 Ft x 9.83 Ft
3pc Bathroom 8.67 Ft x 5.58 Ft
Office 12.17 Ft x 9.42 Ft
Furnace 7.50 Ft x 16.58 Ft
Kitchen 9.42 Ft x 12.67 Ft
Living room 14.92 Ft x 14.92 Ft
Dining room 17.42 Ft x 9.50 Ft

Listing Presented By:



Originally Listed by:
TREC The Real Estate Company

RE/MAX Realty Professionals

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4pc Bathroom 5.92 Ft x 9.08 Ft

Kitchen 13.83 Ft x 12.58 Ft

Recreational, Games room 14.25 Ft x 14.83 Ft

Bedroom 10.92 Ft x 15.50 Ft

Office 10.83 Ft x 8.75 Ft

2pc Bathroom 3.42 Ft x 7.33 Ft

Foyer 8.58 Ft x 9.67 Ft