

# \$429,888 - 219 Kincora Lane Nw, Calgary

MLS® #A2230885

**\$429,888**

3 Bedroom, 3.00 Bathroom, 1,276 sqft

Residential on 0.00 Acres

Kincora, Calgary, Alberta

Price Reduced! Welcome to This Renovated 2-Storey End Unit Townhome in Kincora! This bright and spacious home features 9'™ ceilings, hardwood flooring, and tons of natural light throughout. The open main floor offers a cozy living room with fireplace, a gourmet kitchen with maple cabinetry, center island, walk-in pantry, and access to a private balcony – perfect for BBQs. Upstairs, you'll find a large primary bedroom with 4-piece ensuite and walk-in closet, along with two additional bedrooms and a full 4-piece bath. Enjoy the convenience of main floor laundry and a double attached garage that leads into a lower-level mudroom with closet and utility room. Recent upgrades include: new upper floor and staircase flooring (2022) and a newer dishwasher. The home also boasts a front concrete patio, ideal for relaxing outdoors. Located just minutes from T&T Supermarket, Walmart, Costco, shopping centers, and with quick access to Stoney Trail, this is a well-managed complex with low condo fees, close to walking paths, ravines, and public transit. Don't miss this fantastic opportunity to own in desirable Kincora!

Built in 2008

## Essential Information

MLS® # A2230885

Price \$429,888



|                |               |
|----------------|---------------|
| Bedrooms       | 3             |
| Bathrooms      | 3.00          |
| Full Baths     | 2             |
| Half Baths     | 1             |
| Square Footage | 1,276         |
| Acres          | 0.00          |
| Year Built     | 2008          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 2 Storey      |
| Status         | Active        |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 219 Kincora Lane Nw |
| Subdivision | Kincora             |
| City        | Calgary             |
| County      | Calgary             |
| Province    | Alberta             |
| Postal Code | T3R0G7              |

### Amenities

|                |                                   |
|----------------|-----------------------------------|
| Amenities      | Park, Visitor Parking, Playground |
| Parking Spaces | 2                                 |
| Parking        | Double Garage Attached            |
| # of Garages   | 2                                 |

### Interior

|                   |                                                                                                          |
|-------------------|----------------------------------------------------------------------------------------------------------|
| Interior Features | Kitchen Island, No Animal Home, No Smoking Home, Laminate Counters, Recreation Facilities                |
| Appliances        | Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Window Coverings |
| Heating           | Forced Air                                                                                               |
| Cooling           | None                                                                                                     |
| Fireplace         | Yes                                                                                                      |
| # of Fireplaces   | 1                                                                                                        |
| Fireplaces        | Gas                                                                                                      |
| Has Basement      | Yes                                                                                                      |
| Basement          | Partial                                                                                                  |

### Exterior

|                   |                              |
|-------------------|------------------------------|
| Exterior Features | Balcony, Playground, Private |
| Lot Description   | Front Yard, Landscaped, Fru  |
| Roof              | Asphalt Shingle              |
| Construction      | Stone, Vinyl Siding, Wood Fr |
| Foundation        | Poured Concrete              |



**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | June 16th, 2025 |
| Days on Market | 146             |
| Zoning         | M-1 d75         |
| HOA Fees       | 105             |
| HOA Fees Freq. | ANN             |

**Listing Details**

|                |                    |
|----------------|--------------------|
| Listing Office | First Place Realty |
|----------------|--------------------|

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