

# \$669,900 - 13 Carrington Manor Nw, Calgary

MLS® #A2244806

**\$669,900**

3 Bedroom, 3.00 Bathroom, 1,735 sqft

Residential on 0.06 Acres

Carrington, Calgary, Alberta

13 Carrington Manor NW â€œ Beautiful  
3-Bedroom Home with Double Garage in  
Desirable Carrington!

Welcome to 13 Carrington Manor NW, an  
immaculately maintained 2-storey detached  
home with a double attached garage in the  
vibrant, family-friendly community of  
Carrington, NW, Calgary. Built in 2018, this  
home offers a perfect blend of modern,  
innovative, and smart design, and a prime  
location with easy access to shopping,  
schools, and major routes.

Property Highlights:

3 bedrooms + 2.5 bathrooms | 1,734 sq. ft.  
RMS above grade

Bright, open-concept main floor featuring a  
spacious living room, dedicated dining area,  
and a chef-inspired kitchen with stainless steel  
appliances, large pantry, and breakfast nook  
Primary suite with a walk-in closet and  
luxurious 5-piece ensuite

Convenient upper-level laundry and generous  
secondary bedrooms

Double attached garage + driveway parking

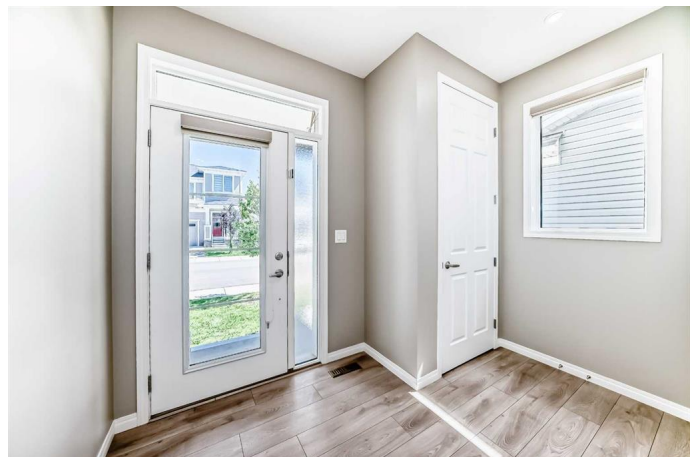
Full unfinished basement (672 sq. ft.) ready for  
your future development

Fully fenced backyard â€œ perfect for pets,  
kids, and summer entertaining

Community & Location:

Carrington is a master-planned Northwest  
Calgary community designed for convenience  
and active living:

Scenic walking/bike paths, parks, and  
playgrounds are just steps away



Minutes to schools, shopping, grocery stores,  
and dining options

Easy access to Stoney Trail, Deerfoot Trail,  
and Centre Street for fast commutes

Short drive to Vivo Recreation Centre,  
CrossIron Mills, and Calgary International  
Airport

Value & Opportunity:

Offered at a price to sell

Immediate possession available – move in  
and enjoy the rest of the summer.

Located in a growing, high-demand  
neighbourhood with excellent value potential.

Book your showing right now!

Built in 2018

### Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2244806    |
| Price          | \$669,900   |
| Bedrooms       | 3           |
| Bathrooms      | 3.00        |
| Full Baths     | 2           |
| Half Baths     | 1           |
| Square Footage | 1,735       |
| Acres          | 0.06        |
| Year Built     | 2018        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 13 Carrington Manor Nw |
| Subdivision | Carrington             |
| City        | Calgary                |
| County      | Calgary                |
| Province    | Alberta                |
| Postal Code | T3P0Z2                 |

### Amenities

|                |                        |
|----------------|------------------------|
| Parking Spaces | 4                      |
| Parking        | Double Garage Attached |
| # of Garages   | 2                      |

## Interior

|                   |                                                                                                    |
|-------------------|----------------------------------------------------------------------------------------------------|
| Interior Features | Granite Counters, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Storage |
| Appliances        | Dishwasher, Dryer, Electric Range, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer     |
| Heating           | Forced Air, Natural Gas                                                                            |
| Cooling           | Central Air                                                                                        |
| Fireplace         | Yes                                                                                                |
| # of Fireplaces   | 1                                                                                                  |
| Fireplaces        | Gas                                                                                                |
| Has Basement      | Yes                                                                                                |
| Basement          | Full, Unfinished                                                                                   |

## Exterior

|                   |                 |
|-------------------|-----------------|
| Exterior Features | Storage         |
| Lot Description   | Back Yard       |
| Roof              | Asphalt Shingle |
| Construction      | Vinyl Siding    |
| Foundation        | Poured Concrete |

## Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | July 31st, 2025 |
| Days on Market | 68              |
| Zoning         | R-G             |

## Listing Details

|                |                 |
|----------------|-----------------|
| Listing Office | URBAN-REALTY.ca |
|----------------|-----------------|

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