

# \$449,900 - 235 Kincora Lane Nw, Calgary

MLS® #A2225347

**\$449,900**

3 Bedroom, 3.00 Bathroom, 1,250 sqft

Residential on 0.00 Acres

Kincora, Calgary, Alberta

Welcome to this beautifully maintained END-UNIT townhouse in the quiet and family-friendly community of KINCORA. With 3 BEDROOMS, 2.5 BATHROOMS, and an OPEN-CONCEPT LAYOUT, this home offers both comfort and functionalityâ€”perfect for growing families!

Enjoy the natural light that floods through extra windows thanks to its desirable end-unit location. The modern kitchen, spacious living area, and ATTACHED 2-CAR GARAGE add to the convenience and appeal.

Located NEAR PUBLIC TRANSIT and close to parks, schools, and shoppingâ€”this home checks all the boxes!

Donâ€™t miss your chance to own this gem in one of NW Calgaryâ€™s most sought-after neighbourhoods.

Built in 2008

## Essential Information

MLS® #	A2225347
Price	\$449,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,250



Acres	0.00
Year Built	2008
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

### **Community Information**

Address	235 Kincora Lane Nw
Subdivision	Kincora
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3R 0G7

### **Amenities**

Amenities	Visitor Parking
Parking Spaces	2
Parking	Double Garage Attached
# of Garages	2

### **Interior**

Interior Features	Storage
Appliances	Dishwasher, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked, Window Coverings
Heating	Fireplace(s), Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, None

### **Exterior**

Exterior Features	Balcony
Lot Description	City Lot, Few Trees, Fruit Trees/Shrub(s)
Roof	Asphalt Shingle, Shingle
Construction	Concrete, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

**Additional Information**

Date Listed	May 28th, 2025
Days on Market	3
Zoning	M-1

**Listing Details**

Listing Office	RE/MAX Real Estate (Mountain View)
----------------	------------------------------------

Data is supplied by Pillar 9â„¸ MLSÂ® System. Pillar 9â„¸ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¸. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.