

# \$468,000 - 212 142 Avenue Nw, Calgary

MLS® #A2268986

**\$468,000**

3 Bedroom, 3.00 Bathroom, 1,196 sqft

Residential on 0.04 Acres

Carrington, Calgary, Alberta

Presenting an exceptional family residence located in the highly desirable northwest community of Carrington. This property offers approximately 1,200 square feet of thoughtfully designed living space, featuring an expansive open-concept main floor ideal for entertaining. Upon entry, a feature wall adorned with crown molding lends an elegant touch to the interior. Abundant natural light streams through large windows, creating a bright and inviting atmosphere. The main living space connects effortlessly to a spacious dining room, making it ideal for hosting large events like holiday dinners. A stylish shelving feature provides a great spot to showcase your personal collections. The kitchen comes fully equipped with stainless steel appliances, quartz countertops, and abundant cabinetry. Its layout is designed to accommodate several cooks at once, with a conveniently placed double-door pantry offering generous storage. Tucked near the kitchen, a discreet powder room maintains privacy from the main living areas. Youâ€™ll also find easy access to the backyard and parking pad, which makes bringing in groceries especially convenient. On the upper level, the primary bedroomâ€™s accessed via a stylish sliding barn doorâ€™s provides sufficient space for a king-size bed and nightstands. A large walk-in closet lines one wall, and a four-piece ensuite delivers comfort and privacy. This floor also features two additional bedrooms, which may serve as an office or nursery, along with a



second four-piece bathroom. Laundry facilities are conveniently situated on this level. Additionally, the property includes an undeveloped lower level comprising 522 square feet, offering potential for future development or enhanced storage capacity. Located just steps from parks, pathways, and green spaces, with quick access to shopping, schools, both Stoney Trail and Deerfoot Trail, this home offers exceptional value for families, professionals, or investors alike.

Built in 2023

**Essential Information**

|                |               |
|----------------|---------------|
| MLS® #         | A2268986      |
| Price          | \$468,000     |
| Bedrooms       | 3             |
| Bathrooms      | 3.00          |
| Full Baths     | 2             |
| Half Baths     | 1             |
| Square Footage | 1,196         |
| Acres          | 0.04          |
| Year Built     | 2023          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 2 Storey      |
| Status         | Active        |

**Community Information**

|             |                   |
|-------------|-------------------|
| Address     | 212 142 Avenue Nw |
| Subdivision | Carrington        |
| City        | Calgary           |
| County      | Calgary           |
| Province    | Alberta           |
| Postal Code | T3P 0V7           |

**Amenities**

|                |                                |
|----------------|--------------------------------|
| Parking Spaces | 2                              |
| Parking        | Alley Access, Attached Carport |

# of Garages 2

### Interior

Interior Features Open Floorplan, Pantry, Quartz Counters, Storage, Walk-In Closet(s)  
Appliances Dishwasher, Electric Range, Microwave, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked  
Heating High Efficiency, Forced Air, Natural Gas  
Cooling None  
Has Basement Yes  
Basement Full

### Exterior

Exterior Features Private Yard  
Lot Description Back Yard, Front Yard  
Roof Shingle, See Remarks  
Construction Vinyl Siding  
Foundation Poured Concrete

### Additional Information

Date Listed November 6th, 2025  
Days on Market 5  
Zoning M-G

### Listing Details

Listing Office Coldwell Banker Mountain Central

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.