

157 Kincora Glen Rise NW
Calgary, Alberta

MLS # A2194530



\$833,000

Division:	Kincora		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,397 sq.ft.	Age:	2011 (14 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.10 Acre		
Lot Feat:	Backs on to Park/Green Space		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile, Hardwood	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full, Unfinished	LLD:	-
Exterior:	Vinyl Siding, Wood Frame, Wood Siding	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	High Ceilings, No Smoking Home		

Inclusions: N/A

Welcome to the prestigious community of Kincora, renowned for its beautiful environmental reserves, a charming gazebo, playgrounds, and 5 km of paved walking trails. The neighborhood also boasts a striking rock wall entrance, a distinctive watchtower, and elegant lantern-style streetlights. This stunning contemporary 3-bedroom home backs onto a serene ravine and features a full-size basement, ready for your personal touch. The home features large windows that overlook your private, south-facing backyard—fully landscaped and complete with a spacious patio and an upgraded deck with BBQ hookups. Inside, the main floor offers an open-concept layout with soaring 9-foot ceilings, a gourmet kitchen with sleek quartz countertops, high-end appliances, and a convenient walkthrough pantry. Upstairs, you’ll find two generously sized bedrooms, a well-appointed laundry room, and a luxurious primary suite featuring dual sinks, a large soaker tub, and a spacious walk-in closet with a built-in organizer. With easy access to shopping, schools, and a variety of amenities, this home offers the perfect blend of comfort, style, and convenience.