

# \$318,888 - 805, 20 Kincora Glen Park Nw, Calgary

MLS® #A2229918

**\$318,888**

2 Bedroom, 1.00 Bathroom, 602 sqft

Residential on 0.00 Acres

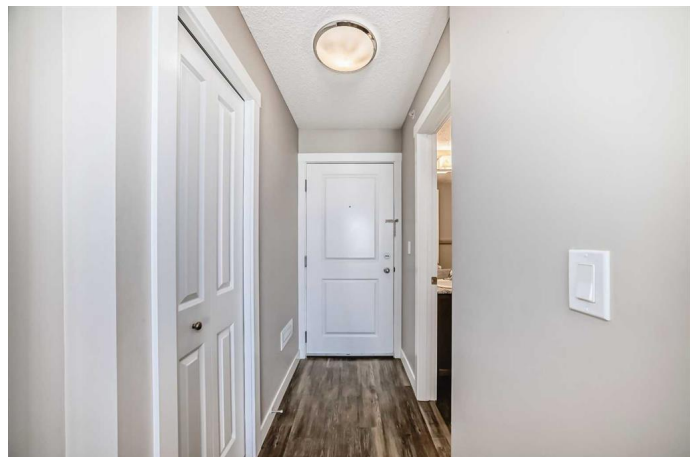
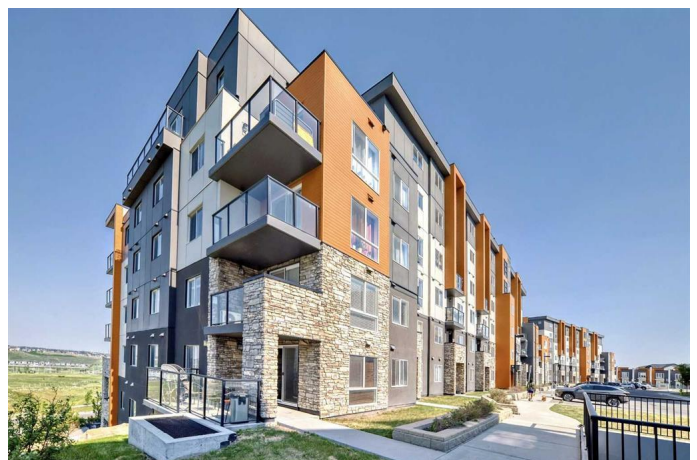
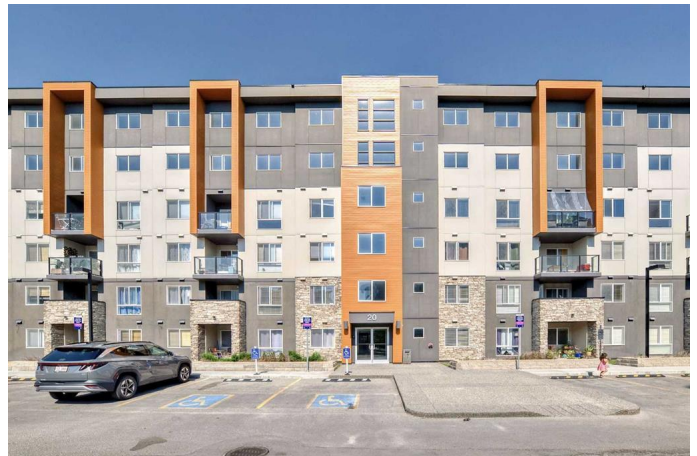
Kincora, Calgary, Alberta

Welcome to this bright and beautifully maintained 2-bedroom, 1-bathroom top-floor unit located in a concrete building, offering both comfort and peace of mind. Start your mornings with breathtaking eastern views and abundant natural sunlight streaming into the open concept living room and primary bedroom. Step out onto your private balcony to enjoy the fresh air or relax on the rooftop deck exclusively for residents. This unit features in-suite laundry, a spacious layout, and underground parking for convenience and security. Ideally situated near Walmart, T&T Supermarket, popular restaurants, and playgrounds, this home provides easy access to all essential amenities. Commuting is a breeze with close proximity to major routes including Stoney Trail and Shaganappi Trail. Whether you are a first-time homebuyer, downsizing, or seeking an investment opportunity, this top-floor condo offers outstanding value in a sought-after location.

Built in 2016

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | A2229918  |
| Price          | \$318,888 |
| Bedrooms       | 2         |
| Bathrooms      | 1.00      |
| Full Baths     | 1         |
| Square Footage | 602       |



|            |                   |
|------------|-------------------|
| Acres      | 0.00              |
| Year Built | 2016              |
| Type       | Residential       |
| Sub-Type   | Apartment         |
| Style      | Single Level Unit |
| Status     | Active            |

### **Community Information**

|             |                              |
|-------------|------------------------------|
| Address     | 805, 20 Kincora Glen Park Nw |
| Subdivision | Kincora                      |
| City        | Calgary                      |
| County      | Calgary                      |
| Province    | Alberta                      |
| Postal Code | T3R 1R9                      |

### **Amenities**

|                |                      |
|----------------|----------------------|
| Amenities      | None                 |
| Parking Spaces | 1                    |
| Parking        | Parkade, Underground |

### **Interior**

|                   |                                                                                                                  |
|-------------------|------------------------------------------------------------------------------------------------------------------|
| Interior Features | Granite Counters, Kitchen Island, No Animal Home, No Smoking Home, Soaking Tub, Vinyl Windows, Walk-In Closet(s) |
| Appliances        | Dishwasher, Electric Stove, Microwave Hood Fan, Washer/Dryer Stacked, Window Coverings                           |
| Heating           | Baseboard                                                                                                        |
| Cooling           | None                                                                                                             |
| # of Stories      | 8                                                                                                                |

### **Exterior**

|                   |                    |
|-------------------|--------------------|
| Exterior Features | Balcony, Courtyard |
| Construction      | Concrete, Stone    |

### **Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | June 11th, 2025 |
| Days on Market | 5               |
| Zoning         | M-2 d200        |

### **Listing Details**

|                |              |
|----------------|--------------|
| Listing Office | Grand Realty |
|----------------|--------------|

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