

# \$649,000 - 15 Kincora Crescent Nw, Calgary

MLS® #A2228899

**\$649,000**

4 Bedroom, 4.00 Bathroom, 1,435 sqft  
Residential on 0.07 Acres

Kincora, Calgary, Alberta

Welcome to this STUNNING SEMI-DETACHED HOME in the highly sought-after community of KINCORA, known for its family-friendly charm and convenient Northwest Calgary location. This well-maintained home offers 4 BEDROOMS and 3.5 BATHROOMS across a bright and functional layout.

The main floor features a SPACIOUS FOYER, OPEN-CONCEPT LIVING AND DINING AREA, and a MODERN KITCHEN with STAINLESS STEEL APPLIANCES, GRANITE COUNTERTOPS, LARGE ISLAND, and WALK-IN PANTRY. A HALF BATHROOM completes the main level.

Upstairs, the PRIMARY BEDROOM includes a 4-PIECE ENSUITE and WALK-IN CLOSET, along with TWO ADDITIONAL BEDROOMS, a FULL BATHROOM, and a CONVENIENT LAUNDRY ROOM.

The FINISHED BASEMENT, set up as an illegal suite, includes a FOURTH BEDROOM, 4-PIECE BATHROOM, REC/FLEX ROOM, and a KITCHENETTE – perfect for extended family, guests, or rental potential.

Enjoy the PRIVATE BACKYARD and SPACIOUS DECK (10'2" x 8'10"), ideal for outdoor gatherings. Located minutes from SAGE HILL PLAZA, SAGE HILL CROSSING, BEACON HILL, and CREEKSIDE SHOPPING



CENTRE, with easy access to COSTCO, WALMART, T&T SUPERMARKET, and more. Quick access to STONEY TRAIL, schools, parks, and walking paths make this an unbeatable location.

Don't miss this opportunity to live in a VIBRANT, WELL-CONNECTED COMMUNITY. BOOK YOUR SHOWING TODAY!

Built in 2012

### Essential Information

MLS® #	A2228899
Price	\$649,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,435
Acres	0.07
Year Built	2012
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

### Community Information

Address	15 Kincora Crescent Nw
Subdivision	Kincora
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3R0N5

### Amenities

Parking Spaces	4
Parking	Double Garage Attached, Front Drive

# of Garages            2

### **Interior**

Interior Features    Granite Counters, Open Floorplan, Quartz Counters  
Appliances           Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Range Hood, Refrigerator, Washer, Window Coverings  
Heating                Forced Air  
Cooling                None  
Has Basement        Yes  
Basement              Finished, Full

### **Exterior**

Exterior Features    Other  
Lot Description       Landscaped, Level, Rectangular Lot  
Roof                    Asphalt Shingle  
Construction        Stone, Vinyl Siding, Wood Frame  
Foundation           Poured Concrete

### **Additional Information**

Date Listed            June 12th, 2025  
Days on Market       18  
Zoning                  R-G

### **Listing Details**

Listing Office         2% Realty

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