

\$729,000 - 340 Kincora Drive Nw, Calgary

MLS® #A2209166

\$729,000

3 Bedroom, 3.00 Bathroom, 1,795 sqft

Residential on 0.11 Acres

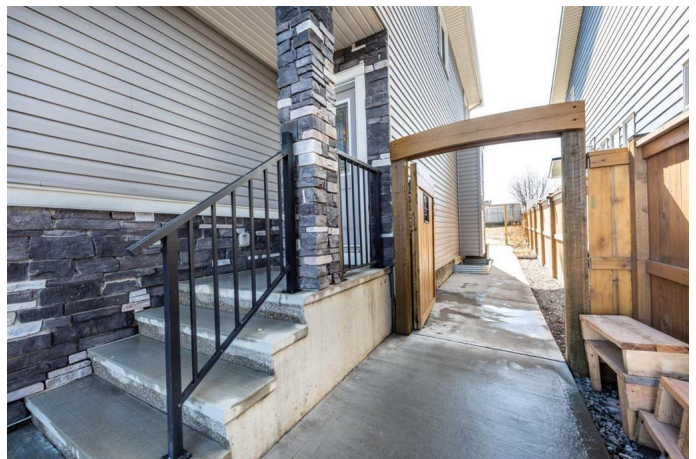
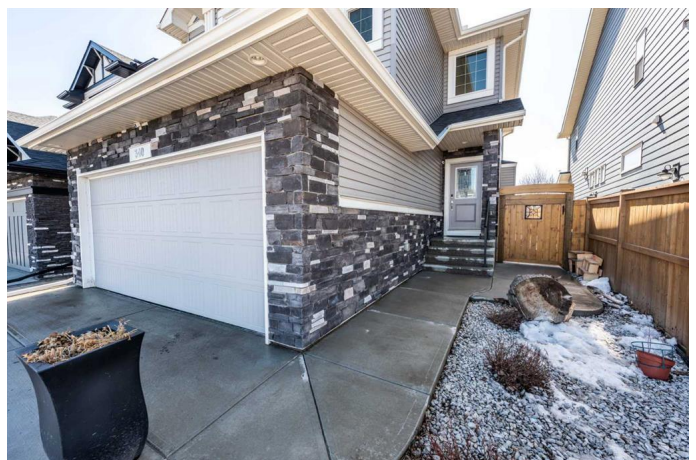
Kincora, Calgary, Alberta

2016 BUILT IN DESIREABLE Kincora? Here it is, EVERYTHING single family home features 9-foot ceiling, open concept, granite countertops in kitchen, the built-in speaker on the main floor and master bedroom, the potential for 5.1 channel home theater systems as the wiring is ready in the bonus room. Upstairs you will find a spacious bonus room for family entertaining, a good size master bedroom with 4PC ensuite, 2 additional bedrooms, and another 4PC main bathroom. Both of two bathrooms are one-piece marble sink and countertops. From the bonus room, there is an unobstructed green space view. Did I mention all Hunter Douglas window coverings? Yes, those blinds cost more than \$10,000.

Built in 2016

Essential Information

MLS® #	A2209166
Price	\$729,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,795
Acres	0.11
Year Built	2016
Type	Residential



Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	340 Kincora Drive Nw
Subdivision	Kincora
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3R 1N2

Amenities

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

Interior

Interior Features	Granite Counters, High Ceilings, Jetted Tub, Kitchen Island, No Animal Home, No Smoking Home
Appliances	Dishwasher, Garage Control(s), Microwave Hood Fan, Refrigerator, Stove(s), Washer/Dryer, Window Coverings
Heating	High Efficiency, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room, Gas, Mantle, Insert
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	Fire Pit
Lot Description	Backs on to Park/Green Space, Greenbelt, Environmental Reserve
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	April 7th, 2025
Days on Market	13
Zoning	R-G
HOA Fees	240
HOA Fees Freq.	ANN

Listing Details

Listing Office	TREC The Real Estate Company
----------------	------------------------------

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.