

# \$824,900 - 602 Kincora Bay Nw, Calgary

MLS® #A2199749

**\$824,900**

5 Bedroom, 4.00 Bathroom, 2,206 sqft  
Residential on 0.13 Acres

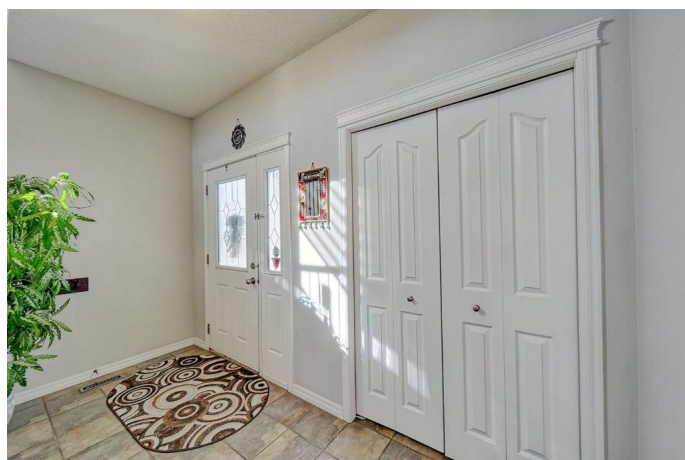
Kincora, Calgary, Alberta

Welcome to 602 Kincora Bay NW – this lovingly cared for home has the perfect lay-out and space as well as the location you may need for your family! Prime lot on low-traffic Cul-De-Sac, backing onto community green space & pathways, school bus stops right by your home, amazing neighbors & sunny South backyard. The main level showcases a huge open concept living space perfect for entertaining & adjacent office/den/playroom and heated garage. The gourmet kitchen features a large island with quartz counter tops & pantry & newer appliances, easy access to outdoors via patio doors. Stunning family room wows with exposed beams, vaulted ceilings & gas fireplace. Upstairs you’ll find the luxurious master suite with a huge spa-like en-suite & walk-in closet. 2 additional bedrooms, 4-Piece bathroom & bonus room, all with newer laminate planks flooring complete the upper level. The fully finished basement is equipped with a recreation room, 2 bedrooms & 4-Piece bathroom. The beautiful backyard flows from deck to patio to irrigated green space & fully enclosed irrigated garden. Truly a perfect home for a growing family.

Built in 2007

## Essential Information

|        |           |
|--------|-----------|
| MLS® # | A2199749  |
| Price  | \$824,900 |



|                |             |
|----------------|-------------|
| Bedrooms       | 5           |
| Bathrooms      | 4.00        |
| Full Baths     | 3           |
| Half Baths     | 1           |
| Square Footage | 2,206       |
| Acres          | 0.13        |
| Year Built     | 2007        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

### **Community Information**

|             |                    |
|-------------|--------------------|
| Address     | 602 Kincora Bay Nw |
| Subdivision | Kincora            |
| City        | Calgary            |
| County      | Calgary            |
| Province    | Alberta            |
| Postal Code | T3R 0B1            |

### **Amenities**

|                |                        |
|----------------|------------------------|
| Parking Spaces | 2                      |
| Parking        | Double Garage Attached |
| # of Garages   | 2                      |

### **Interior**

|                   |  |
|-------------------|--|
| Interior Features | Beamed Ceilings, Double Vanity, High Ceilings, Jetted Tub, Kitchen Island, Quartz Counters                                 |
| Appliances        | Dishwasher, Electric Stove, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer/Dryer Stacked, Window Coverings |
| Heating           | Forced Air, Natural Gas  |
| Cooling           | Central Air  |
| Fireplace         | Yes  |
| # of Fireplaces   | 1  |
| Fireplaces        | Gas  |
| Has Basement      | Yes  |
| Basement          | Finished, Full   |

### **Exterior**

|                   |   |
|-------------------|---|
| Exterior Features | Playground, Private Yard, Garden, Private Entrance  |
| Lot Description   | Back Yard, Corner Lot, Cul-De-Sac, Front Yard, Landscaped, Lawn, Backs on to Park/Green Space, Conservation, Environmental Reserve, Flag Lot, Flood Plain, Fruit Trees/Shrub(s) |
| Roof              | Asphalt Shingle   |
| Construction      | Wood Frame  |
| Foundation        | Poured Concrete   |

### **Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | March 6th, 2025 |
| Days on Market | 29              |
| Zoning         | R-G             |

### **Listing Details**

|                |                                    |
|----------------|------------------------------------|
| Listing Office | RE/MAX Real Estate (Mountain View) |
|----------------|------------------------------------|

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