

202 Kincora Lane NW Calgary, Alberta

MLS # A2229983



\$440,000

Division:	Kincora		
Type:	Residential/Five Plus		
Style:	2 Storey		
Size:	1,268 sq.ft.	Age:	2008 (17 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Attached, Side By Side		
Lot Size:	-		
Lot Feat:	Back Lane		
Heating:	Forced Air, Natural Gas		
Floors:	Carpet, Hardwood		
Roof:	Asphalt		
Basement:	Partial, Partially Finished		
Exterior:	Stone, Vinyl Siding, Wood Frame		
Foundation:	Poured Concrete		
Features:	Kitchen Island, Laminate Counters, Open Floorplan		
Water:	-		
Sewer:	-		
Condo Fee:	\$ 308		
LLD:	-		
Zoning:	M-1		
Utilities:	-		

Inclusions: n/a

Welcome to this bright 3-bedroom, 2.5-bathroom end-unit townhouse—perfect for a growing family or first-time buyers! Nestled in the heart of Kincora, you'll love being steps away from parks, playgrounds, and walking paths. The open-concept main floor is flooded with natural light from windows on three sides and features gleaming hardwood floors, a cozy upgraded gas fireplace, and convenient main-floor laundry. The stylish kitchen offers ample counter space, a central island with bar seating, and is ideal for both everyday living and entertaining. Step out onto the sunny south-facing deck—perfect for summer BBQs! Upstairs, you'll find three generously sized bedrooms, including a spacious primary suite with a full ensuite and great closet space. The oversized attached double garage provides plenty of room for parking and storage. Located in a well-managed complex with easy access to shopping, schools, public transit, and Stoney Trail—this home is move-in ready and waiting for you