

# \$298,900 - 514, 20 Kincora Glen Park Nw, Calgary

MLS® #A2232663

**\$298,900**

2 Bedroom, 2.00 Bathroom, 698 sqft

Residential on 0.00 Acres

Kincora, Calgary, Alberta

START FRESH WITH 6 MONTHS OF PRE PAID CONDO FEES!!!! Own for less in this smartly designed 2-bed, 2-bath condo in Emerald Sky, Kincora. With bedrooms on opposite sides, this 697 sq ft layout is perfect for singles wanting a home office or roommate privacy. The north/northeast exposure keeps the unit cool on hot daysâ€”no extra costs for AC needed! The modern kitchen features granite countertops, stainless steel appliances, and soft-close cabinets, opening to a cozy balcony with faux turf and string lights. Plus, the in-suite laundry is tucked away from the bedrooms, so you can run loads at night without losing sleep. In-suite laundry room, luxury vinyl plank flooring, and a heated underground titled parking stall (fits a full-size truck!) add everyday ease and comfort. Enjoy access to the private, east-facing rooftop patio on the 7th floor, exclusive to unit owners.... catch the sunrise with your morning coffee or unwind in the sun when you want it. Whether you drive or not, this location works: groceries, Dollarama, and your caffeine fix are just a few minutes away by foot, and for families with one car, itâ€™s even more convenient.

Your total monthly costs (mortgage + property taxes + utilities) can be less than renting nearby, making this a smart investment into your own future. The complex is pet-friendly, well-managed, and built with concrete for soundproof, peaceful living. Live minutes from Costco, Beacon Hill Centre, major roadways,



and everything you need.

Start living smarter â€” book your private showing today!

Built in 2016

**Essential Information**

MLS® #	A2232663
Price	\$298,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	698
Acres	0.00
Year Built	2016
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

**Community Information**

Address	514, 20 Kincora Glen Park Nw
Subdivision	Kincora
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3R 1R9

**Amenities**

Amenities	Bicycle Storage, Elevator(s), Parking, Secured Parking, Trash, Visitor Parking
Parking Spaces	1
Parking	Parkade, Underground, Titled
# of Garages	1

**Interior**

Interior Features	Breakfast Bar, Granite Counters, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Storage, Walk-In Closet(s)
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Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked
Heating	Baseboard
Cooling	None
# of Stories	8

## Exterior

Exterior Features	Balcony, Courtyard
Construction	Concrete, Stone

## Additional Information

Date Listed	June 20th, 2025
Days on Market	79
Zoning	M-2 d200

## Listing Details

Listing Office	The Real Estate District
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