

\$699,000 - 14965 1 Street Nw, Calgary

MLS® #A2264566

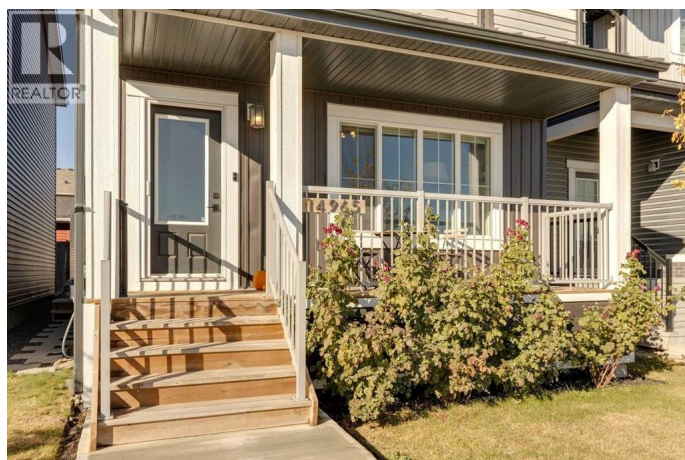
\$699,000

3 Bedroom, 3.00 Bathroom, 1,719 sqft

Single Family on 0.06 Acres

Livingston, Calgary, Alberta

Welcome to your next home in the vibrant community of Livingston, NW Calgary! Step inside and you'll see right away that this place has been taken care of and upgraded with all the right touches. The bright, open-concept main floor strikes the perfect balance between modern style and everyday comfort. At the heart of the home is a chef's kitchen built for real life - a massive island for entertaining, a huge walk-in pantry, and a sleek side-by-side fridge/freezer big enough for all your Costco runs. The living room has an upgraded feature wall with an electric fireplace and custom wooden mantle - the perfect cozy spot to unwind. Upstairs, you'll find three generous bedrooms, including a peaceful primary suite with upgraded closet organizers. One of the secondary bedrooms has them too, which is a nice touch. A spacious bonus room separates the primary from the others - ideal for movie nights, a play area, or a home office. The upstairs laundry room keeps things practical and convenient, centrally located in the bonus room. The basement already has full electrical, pot lights, and a separate side entrance - perfect for a future suite or extra living space. Some framing and permitted work are already done, so you're ahead of the game. Outside, the updates continue. The home and garage both have brand-new shingles, siding, and outdoor light fixtures. There's also a brand-new garage door. Out back, a 10-foot deck with a privacy wall and a natural gas



outlet for your BBQ make it ready for weekend hangouts. Youâ€™ll love calling Livingston home â€” itâ€™s family-friendly, full of parks, pathways, and great community amenities, with easy access to major routes. For more information, photos, and a 360 tour, click the links below! (id:6289)

Built in 2021

Essential Information

Listing #	A2264566
Price	\$699,000
Bedrooms	3
Bathrooms	3.00
Half Baths	1
Square Footage	1,719
Acres	0.06
Year Built	2021
Type	Single Family
Sub-Type	Freehold

Community Information

Address	14965 1 Street Nw
Subdivision	Livingston
City	Calgary
Province	Alberta
Postal Code	T3P1N2

Amenities

Amenities	Park, Playground, Recreation Centre
Features	See remarks, PVC window, Level
Parking Spaces	4
Parking	Detached Garage
# of Garages	2

Interior

Appliances	Washer, Refrigerator, Gas stove(s), Dishwasher, Dryer, Microwave, Freezer, Hood Fan, Window Coverings
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Heating	Natural gas Forced air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
# of Stories	2
Has Basement	Yes

Exterior

Exterior	Brick, Vinyl siding
Foundation	Poured Concrete

Listing Details

Listing Office eXp Realty



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