



107 Howse Hill Calgary Alberta

\$799,000

Beautifully Upgraded Home in Vibrant Livingston! This meticulously maintained home offers luxury, comfort, and community in one of Calgary's most sought-after neighbourhoods. Just steps from the Livingston Community Centre, enjoy exclusive access to a splash park, gymnasiums, ice rinks, soccer fields, playgrounds, and more. Inside, you'll find a sunlit open-concept main floor with a stunning kitchen featuring a massive quartz island, premium stainless steel appliances, a walk-in pantry, and seamless flow into the dining and living spaces. The main floor also includes a home office (or 4th bedroom with closet), full bathroom, and a stylish mudroom. The upper level is designed for comfort and convenience, offering a primary bedroom with a generous walk-in closet and a luxurious 5-piece ensuite. Two additional bedrooms, a laundry room and a large bonus room provide ample space for family and guests. The insulated basement is ready for future development, with potential to expand to 3,300+ sq. ft. of living space. This home has been meticulously cared for and is the perfect combination of luxury, functionality, and community. With an outstanding location just 5 minutes from multiple parks and playgrounds, and full access to Livingston's top-tier amenities, this is a rare opportunity you won't want to miss. Book your private showing today--your perfect home awaits! (id:6769)

Furnace 12.33 Ft x 14.17 Ft
Other 22.42 Ft x 23.50 Ft
Other 16.92 Ft x 7.92 Ft
3pc Bathroom 9.08 Ft x 6.33 Ft
Bedroom 11.25 Ft x 9.92 Ft
Other 13.58 Ft x 12.00 Ft
Dining room 9.58 Ft x 11.92 Ft
Pantry 3.58 Ft x 7.67 Ft
Living room 15.50 Ft x 15.67 Ft

Bedroom 9.92 Ft x 13.42 Ft
Other 6.58 Ft x 3.75 Ft
Bedroom 10.42 Ft x 11.17 Ft
Other 6.67 Ft x 5.17 Ft
5pc Bathroom 12.25 Ft x 9.67 Ft
Bonus Room 14.17 Ft x 14.92 Ft
Primary Bedroom 5.83 Ft x 9.67 Ft
5pc Bathroom 10.92 Ft x 11.67 Ft
Other 4.25 Ft x 11.67 Ft

Listing Presented By:



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