



# 120 Howse Crescent Calgary Alberta

\$834,900

**\*\* Custom Jayman BUILT Home - Award Winning Madeline Model \*\* Family Approved \*\* Downtown City Views \*\* Extensive upgrades and superior quality, with over 3330+ square feet of luxurious living space. You will be impressed with the privacy of an oversized homesite with a private south-facing backyard with a bespoke 14' x 10' upper deck and lower 14' x 14' patio. This seasonal, airy design provides relief from the sunniest to the snowiest days while providing an uninterrupted view of the surrounding gardens. Start enjoying this convenient Livingston Location - Steps away from the ponds, Ice rink, parks, pathways, schools, shopping, soccer, bike paths, transit, and the major north expressways. Community lifestyle living that makes Livingston an outstanding, safe, and secure community. Rich curb appeal with architectural features - dramatic roof lines, 24' x 19' attached garage with smart board trim, detailed door & full-sized concrete driveway, covered entry, stone-faced columns, and new roof shingles complete this spectacular elevation. There are extensive upgrades throughout, and the details are superb. This is a must-see home! Chef's kitchen includes quartz counter tops, custom light grey shaker style cabinets/doors, extension trims, high-end KitchenAid stainless steel fridge/dishwasher/microwave/wall oven, gas cooktop range with 5 burners, recessed lighting, oversized central island, island with a flush eating bar & black granite under mount sink, walk-in hidden 8' x 5' butlers pantry with cabinet storage & a large central breakfast nook. The main floor layout includes south facing office and a family room with a tiled-faced electric fireplace, a family-sized open foyer with a side window, and rich wide plank LVP floors featured from the front entrance and throughout the main floor. The large mud room offers more storage and easy access to the garage. Upstairs lea...**

Family room 13.58 Ft x 11.83 Ft

Bedroom 10.42 Ft x 9.42 Ft

4pc Bathroom .00 Ft x .00 Ft

Furnace 15.42 Ft x 9.42 Ft

Recreational, Games room 21.08 Ft x 11.83 Ft

Living room 15.00 Ft x 13.42 Ft

Den 13.42 Ft x 6.83 Ft

Other 7.83 Ft x 6.83 Ft

Bonus Room 13.25 Ft x 12.00 Ft

Primary Bedroom 19.58 Ft x 12.92 Ft

5pc Bathroom .00 Ft x .00 Ft

Bedroom 13.33 Ft x 9.25 Ft

Display of MLS data is deemed reliable but is not guaranteed accurate by CREA.

Listing Presented By:



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**Kitchen** 13.00 Ft x 10.00 Ft  
**Dining room** 15.00 Ft x 11.00 Ft  
**Foyer** 12.75 Ft x 11.00 Ft  
**2pc Bathroom** .00 Ft x .00 Ft

**Bedroom** 13.33 Ft x 9.25 Ft  
**Laundry room** 8.92 Ft x 5.17 Ft  
**4pc Bathroom** .00 Ft x .00 Ft