



# 14 Lucas Place Calgary Alberta

\$821,861

This beautiful, brand-new 'Purcell 24' home, built by Brookfield Residential, is fully finished and features 4 bedrooms (3 upstairs and 1 downstairs), 3.5 bathrooms, and over 3,000 square feet of developed living space over three levels. The main level has been beautifully finished with white shaker cabinetry in the kitchen and light vinyl flooring throughout--perfect for those with children and pets! The open-concept main level features the kitchen overlooking the dining and living rooms, creating the perfect space for entertaining. The kitchen is complete with upgraded appliances, including a built-in oven and microwave, as well as a built-in cooktop and range hood. It also has a large walkthrough pantry that leads to the mudroom off the double attached garage, providing added convenience for everyday living! The expansive living area features a wall of windows overlooking the backyard, allowing natural light to pour through the home all day long. The main level is completed by a large deck spanning the entire width of the home and a 2-pc bathroom. The upper level has ample space for a growing family, with a central bonus room separating the primary and secondary bedrooms. The primary suite features a wall of windows at the front and includes a full 5-pc ensuite, complete with dual sinks, a soaker tub, and a walk-in shower. Two more generous bedrooms, a full bathroom, and a conveniently located laundry room complete the upper level. The developed walk-out basement is fully finished and offers a 4th bedroom, a 4-pc bathroom, and a large recreation room with access to the backyard. This property is fully move-in ready in the new community of Livingston! The Alberta New Home Warranty, as well as the builder's warranty, allows you to purchase this brand-new home with peace of mind. Photos are taken from a show home and do not represent the exact property for sale. (i...

Recreational, Games room 17.42 Ft x 13.17 Ft

Family room 11.17 Ft x 9.67 Ft

Bedroom 12.08 Ft x 11.50 Ft

4pc Bathroom 8.17 Ft x 7.17 Ft

Kitchen 13.00 Ft x 12.17 Ft

Dining room 11.25 Ft x 9.50 Ft

Living room 13.00 Ft x 12.25 Ft

2pc Bathroom 5.75 Ft x 5.00 Ft

Bonus Room 15.75 Ft x 15.75 Ft

Primary Bedroom 17.33 Ft x 13.00 Ft

5pc Bathroom 12.17 Ft x 9.17 Ft

Bedroom 12.17 Ft x 11.67 Ft

Bedroom 13.42 Ft x 10.83 Ft

4pc Bathroom 8.00 Ft x 5.00 Ft

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

Listing Presented By:



Originally Listed by:  
Charles

<http://www.kevinfrench.ca/>



**Real Estate Professionals Inc.**

202, 5403 CROWCHILD TRAIL  
N.W., Calgary, AB, T3B4Z1

Phone: 403-547-4102  
cm.mackenzie@shaw.ca

Laundry room 6.83 Ft x 6.08 Ft

Other 9.00 Ft x 8.00 Ft

Other 7.00 Ft x 6.83 Ft