



## 26 Howse Row Calgary Alberta

\$665,000

Like-new home located in the highly sought-after community of Livingston! This bright and inviting residence features a cozy, open-concept layout with neutral tones throughout. The main floor showcases a beautifully upgraded kitchen with ample cabinetry, a large central island, quartz countertops, stylish backsplash, and premium stainless steel appliances—including a gas stove and a fridge with water and ice dispenser. Additional highlights include 9-foot ceilings, two skylights, a gas fireplace, a spacious living and dining area, a 2-piece guest bathroom, a mudroom, and convenient side entrance access. An elegant curved staircase leads to the upper level, where you'll find a generous primary suite complete with dual sinks, an oversized shower, and a walk-in closet. Two additional well-sized bedrooms, a full bathroom, and an upper-level laundry room (washer & dryer included) complete this floor. Both bathrooms are finished with quartz countertops and tile flooring. The unfinished basement offers endless possibilities to personalize the space. Outside, enjoy a beautifully landscaped, fully fenced backyard with a large deck—perfect for relaxing or entertaining. A massive double detached garage provides secure parking and storage for Calgary's winter months. Ideally located on a quiet street near the community center, pond, and playgrounds, with quick access to Stoney Trail, Deerfoot Trail, Airdrie, and the airport. Built by Brookfield Residential, this home offers quality, comfort, and convenience in a thriving neighborhood. (id:6769)

Primary Bedroom 13.67 Ft x 12.58 Ft

Bedroom 12.17 Ft x 9.25 Ft

Bedroom 12.17 Ft x 9.50 Ft

4pc Bathroom Measurements not available

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Living room 19.00 Ft x 13.75 Ft

Kitchen 15.00 Ft x 14.83 Ft

Dining room 13.17 Ft x 10.50 Ft

Other 8.83 Ft x 7.00 Ft

2pc Bathroom Measurements not available

Listing Presented By:



Originally Listed by:  
C-Luxury Realty Ltd.



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