

# \$859,900 - 193 Lucas Place Nw, Calgary

MLS® #A2181957

**\$859,900**

4 Bedroom, 3.00 Bathroom, 2,349 sqft  
Residential on 0.09 Acres

Livingston, Calgary, Alberta

Walk out, brand new, and with beautiful view, welcome to this single family home in the NW side of the Livingston. It features 2348 sqft, 4 bedrooms up and 1 bedroom on the main floor, main floor with 9 feet ceiling and LVP flooring throughout, black faucets and hardware package, upgraded stainless steel appliances, built in microwave, chimney hood fan, upgraded quartz counter top in the kitchen and bathrooms, wrought iron spindles on the stairs, and upgraded lighting fixtures. Upper floor has 4 bedrooms; large master bedroom with beautiful view, large ensuite with double vanity sinks, and separated bathtub and shower, large bonus room, functional laundry room with shelves, and stairs with a window. Main floor with large foyer, large living room with lots of windows, spacious kitchen and dining area, sliding door to large deck with BBQ gas hook up. And large walk out basement with bathroom rough in. It closes to playground, shopping, and easy access to major roads. \*\* 193 Lucas Place NW \*\*

Built in 2024

## Essential Information

MLS® #	A2181957
Price	\$859,900
Bedrooms	4
Bathrooms	3.00
Full Baths	2



Half Baths	1
Square Footage	2,349
Acres	0.09
Year Built	2024
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### **Community Information**

Address	193 Lucas Place Nw
Subdivision	Livingston
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3P 2E6

### **Amenities**

Amenities	Fitness Center, Racquet Courts, Recreation Facilities
Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

### **Interior**

Interior Features	No Animal Home, No Smoking Home, Double Vanity, Kitchen Island, Pantry, Quartz Counters, Separate Entrance, Tankless Hot Water, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Refrigerator, Microwave, Range Hood, Tankless Water Heater, Washer
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Full, Unfinished, Walk-Out

### **Exterior**

Exterior Features	Private Yard
Lot Description	Back Yard, Front Yard, Pie Shaped Lot, Views
Roof	Asphalt Shingle
Construction	Wood Frame

Foundation            Poured Concrete

### **Additional Information**

Date Listed            December 3rd, 2024

Days on Market        122

Zoning                 R-G

HOA Fees              450

HOA Fees Freq.        ANN

### **Listing Details**

Listing Office           Century 21 Bravo Realty

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.