

\$507,400 - 173 148 Avenue Nw, Calgary

MLS® #A2108515

\$507,400

3 Bedroom, 3.00 Bathroom, 1,483 sqft

Residential on 0.00 Acres

Livingston, Calgary, Alberta

BRAND NEW (pre-con) | SINGLE GARAGE | LOW CONDO FEE | 9ft ceiling main | SPACIOUS 1,483 sq ft 3 bed 2.5bath layout w/ flex room upstairs | Built by Rohit Homes & Perfectly located in Livingston (north YYC) featuring state of the art amenity 'The Hub' which has over 35,000 square feet of recreational and community space. Welcome to the 'Ferrera' floor plan, with different INTERIOR DESIGNS to choose from by award winning 'Louis Duncan-He'. UPGRADES AND FEATURES INCLUDE: 9ft ceiling main, single attached garage, SS kitchen Appliances package + WASHER/DRYER, quartz counters throughout and so much more! Step inside to sun soaked open floor plan on main level with large windows, leaving unit feeling open/airy. Your eyes will gravitate to the kitchen, which was designed for maximum efficiency with features like quartz counters, SS appliances, and working triangle. Main floor features living room, dining room, half bath, kitchen AND a balcony (12ft x 7ft) ! Head upstairs to find yourself in a must have flex room, full bath, 2 bedrooms and your primary retreat with private ensuite for ultimate relaxation. There is also SECOND BALCONY on this floor (7ft x 3ft) . To wrap this up is an oversized single attached garage - a must have for our winters! Exterior photo is rendering, interior photos of another unit same floorplan - your design interior will be chosen to your taste! This home is packed with features that make it a great option to consider for your next home purchase. We



have other units available not listed on MLS -
get in touch today, before there gone!

Essential Information

MLS® #	A2108515
Price	\$507,400
Sold Price	\$507,400
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,483
Acres	0.00
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Sold

Community Information

Address	173 148 Avenue Nw
Subdivision	Livingston
City	Calgary
County	Calgary
Province	Alberta
Postal Code	t4b3p5

Amenities

Amenities	Snow Removal, Trash, Visitor Parking
Parking Spaces	1
Parking	Covered, On Street, Single Garage Attached

Interior

Interior Features	High Ceilings, Open Floorplan, Quartz Counters
Appliances	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer
Heating	Forced Air
Cooling	Rough-In
Basement	None

Exterior

Exterior Features	Balcony
Lot Description	Other
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	February 17th, 2024
Date Sold	April 18th, 2024
Days on Market	61
Zoning	tbv
HOA Fees	400.00
HOA Fees Freq.	ANN

Listing Details

Listing Office	RE/MAX Real Estate (Mountain View)
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