

\$579,900 - 63 Howse Rise Ne, Calgary

MLS® #A2115712

\$579,900

3 Bedroom, 3.00 Bathroom, 1,618 sqft

Residential on 0.06 Acres

Livingston, Calgary, Alberta

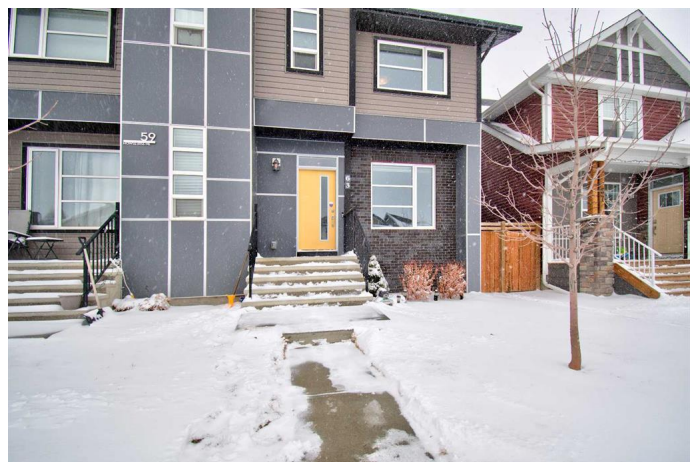
Wow! Amazing opportunity to get a 1600 sq. ft. +/- home in the sought after neighbourhood of Livingston! Upon entering this gorgeous semi-detached home, you are greeted by a very open floor plan, 9 ft ceilings and neutral décor! The living room is spacious and is highlighted by great sized windows and a stone covered fireplace as a focal point! Separating the kitchen and the living room is a small office nook that is great space for your computer for those who work from home! The kitchen is STUNNING with QUARTZ, WHITE TO-THE-CEILING CABINETRY, WALK-IN PANTRY, and large eating area with doors leading to the back yard and DETACHED GARAGE! The upper level is complete with UPPER LAUNDRY, 4 pce bathroom and three great sized rooms one of which is the PRIMARY retreat with a WALK-IN CLOSET and 4pce ENSUITE. The lower level is unfinished awaiting your development ideas! There is central vacuum roughed in. The WEST FACING back deck is in a fenced yard with easy access to the garage. This property is in an amazing location close to all major amenities and road arteries to allow for easy commuting! Call your favourite agent today to book your showing!

Built in 2019

Essential Information

MLS® #

A2115712



Price	\$579,900
Sold Price	\$613,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,618
Acres	0.06
Year Built	2019
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Sold

Community Information

Address	63 Howse Rise Ne
Subdivision	Livingston
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3P 1L3

Amenities

Amenities	Other
Parking Spaces	2
Parking	Double Garage Detached

Interior

Interior Features	Kitchen Island, Open Floorplan, Pantry
Appliances	Dishwasher, Electric Stove, Refrigerator, Washer/Dryer
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	Private Yard
Lot Description	Back Lane, Back Yard
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	March 21st, 2024
Date Sold	March 27th, 2024
Days on Market	6
Zoning	R-Gm
HOA Fees	467.25
HOA Fees Freq.	ANN

Listing Details

Listing Office	RE/MAX Rocky View Real Estate
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