

\$379,900 - 2102, 350 Livingston Common Ne, Calgary

MLS® #A2164136

\$379,900

2 Bedroom, 2.00 Bathroom, 881 sqft

Residential on 0.00 Acres

Livingston, Calgary, Alberta

OPEN HOUSE WEDNESDAY SEPTEMBER 18th - 3:00pm -6:00pm Welcome to your new corner of the world at Livingston's Maverick condos where the only thing more impressive than the location is the property itself! This charming main floor corner unit is practically begging you to move in immediately, so you can start enjoying the perks of its fantastic features. With underground parking included, your car will never have to brave the elements again.

This 2-bedroom, 2-bathroom + den marvel is a shining example of modern living. Nestled in the conveniently reachable community of Livingston, right off Stoney Trail, it offers a swift getaway to shopping, dining, and all the citywide connections you could ever need. Whether you're looking for an investment property or your new personal haven, this unit is a jackpot waiting to be claimed.

Bask in the natural light flooding through endless windows that make this home feel like a sun-drenched oasis. Built by Homes by Avi, this corner unit features a slew of new finishes that will have you feeling like you've just stepped into a showroom. The in-suite laundry with a stacked washer and dryer is perfect for when you decide to embark on your new hobby of "laundry as a form of relaxation." And don't forget the designated storage space and titled underground parking because everyone deserves a cozy home for their car.



The unit also boasts an oversized balcony, ideal for hosting summer soirées or just sipping your morning coffee while plotting world domination. Enjoy the luxury of vinyl plank flooring throughout, sleek kitchens and baths, and an open concept layout that ensures you'll never feel cramped, even during those epic family gatherings.

And let's not overlook the surrounding area—restaurants, shopping centers, and more are right at your doorstep, making this location not just convenient, but practically irresistible.

This is your chance to seize an unparalleled lifestyle in Livingston. With immediate possession available, you could be living the dream sooner than you think. Reach out today to schedule your showing and see why this fabulous new unit is calling your name!

Built in 2024

Essential Information

MLS® #	A2164136
Price	\$379,900
Sold Price	\$372,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	881
Acres	0.00
Year Built	2024
Type	Residential
Sub-Type	Apartment
Style	Low-Rise(1-4)
Status	Sold

Community Information

Address	2102, 350 Livingston Common Ne
Subdivision	Livingston
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3P 1M5

Amenities

Amenities	Elevator(s), Secured Parking, Visitor Parking
Parking Spaces	1
Parking	Underground

Interior

Interior Features	Open Floorplan, Pantry, Quartz Counters
Appliances	Dishwasher, Dryer, Electric Oven, Microwave, Microwave Hood Fan, Refrigerator, Washer
Heating	Baseboard
Cooling	Central Air
# of Stories	4

Exterior

Exterior Features	Courtyard
Construction	Composite Siding, Wood Frame

Additional Information

Date Listed	September 14th, 2024
Date Sold	October 2nd, 2024
Days on Market	18
Zoning	M-2
HOA Fees	400.00
HOA Fees Freq.	ANN

Listing Details

Listing Office	CIR Realty
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