

# \$549,999 - 14878 1 Street Ne, Calgary

MLS® #A2221146

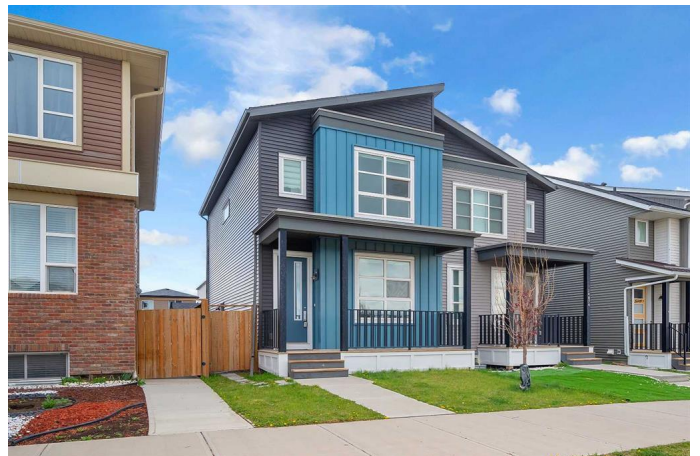
**\$549,999**

3 Bedroom, 3.00 Bathroom, 1,385 sqft

Residential on 0.06 Acres

Livingston, Calgary, Alberta

Welcome to this beautifully designed and well-maintained home nestled in the sought-after community of Livingston! Offering 3 spacious bedrooms, 2.5 bathrooms including a private ensuite, Double Detached garage and Sep entrance. This home checks all the boxes for comfortable and stylish living. Step onto the welcoming front porch and enter into a bright and open main floor featuring 9-ft ceilings, elegant luxury vinyl plank flooring, and an abundance of natural light. The layout flows seamlessly from the spacious living room to the central dining area, and into the chef-inspired kitchen complete with sleek grey cabinetry, soft-close drawers, quartz countertops, stainless steel appliances, and a stunning mosaic tile backsplash. Upstairs, enjoy the convenience of a generously sized laundry room with built-in shelving, a tranquil primary suite with its own ensuite bath, two additional well-proportioned bedrooms, and a full main bath. At the rear of the home, you'll find a mudroom leading to a private deck, a fully fenced backyard, and a double detached garage—perfect for summer gatherings and secure parking. A separate side entrance to the unfinished basement opens up future potential for customization. This home is situated just a short walk from the community HUB centre, offering amenities like an indoor basketball court, splash park, tennis court, and outdoor skating rink. With quick access to Stoney Trail, Deerfoot Trail, and Calgary International Airport, this home



blends modern comfort, lifestyle amenities, and connectivity perfectly. Check out the Virtual Link for more information.

Built in 2020

### Essential Information

MLS® #	A2221146
Price	\$549,999
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,385
Acres	0.06
Year Built	2020
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

### Community Information

Address	14878 1 Street Ne
Subdivision	Livingston
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3P 0Z3

### Amenities

Amenities	Clubhouse
Parking Spaces	2
Parking	Double Garage Detached, Off Street
# of Garages	2

### Interior

Interior Features	No Smoking Home, Quartz Counters, Vinyl Windows, Bathroom Rough-in, Separate Entrance
Appliances	Dishwasher, Garage Control(s), Gas Stove, Microwave Hood Fan,

	Refrigerator, Washer/Dryer
Heating	Forced Air
Cooling	Other
Has Basement	Yes
Basement	Full, Unfinished, Exterior Entry

## Exterior

Exterior Features	Private Yard
Lot Description	Back Yard, Rectangular Lot, Street Lighting, Back Lane, Close to Clubhouse
Roof	Asphalt Shingle
Construction	Concrete, Vinyl Siding, Wood Frame, Post & Beam
Foundation	Poured Concrete

## Additional Information

Date Listed	May 17th, 2025
Days on Market	68
Zoning	R-G
HOA Fees	465
HOA Fees Freq.	ANN

## Listing Details

Listing Office	CIR Realty
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