

25 Lucas Way NW
Calgary, Alberta

MLS # A2203677

\$549,900

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|-----------|------------------------------------|--------|------------------|
| Division: | Livingston | | |
| Type: | Residential/Five Plus | | |
| Style: | 2 Storey | | |
| Size: | 1,281 sq.ft. | Age: | 2025 (0 yrs old) |
| Beds: | 3 | Baths: | 2 full / 1 half |
| Garage: | Double Garage Attached, Rear Drive | | |
| Lot Size: | - | | |
| Lot Feat: | Back Lane, Landscaped | | |

| | | | |
|-------------|-----------------------------------|------------|--------|
| Heating: | Forced Air, Natural Gas | Water: | - |
| Floors: | Carpet, Ceramic Tile, Vinyl Plank | Sewer: | - |
| Roof: | Asphalt Shingle | Condo Fee: | \$ 237 |
| Basement: | Partial, Unfinished | LLD: | - |
| Exterior: | Concrete, Wood Frame | Zoning: | MC-2 |
| Foundation: | Poured Concrete | Utilities: | - |
| Features: | Breakfast Bar | | |

Inclusions: N/A

Only two townhomes remain in Logel Homes’ award-winning Livingston Views development. This 1,481 sq. ft. (builder size) home showcases high-end finishes, including upgraded cabinetry, quartz countertops, and premium Samsung stainless steel appliances. The thoughtfully designed layout offers 3 bedrooms and 2.5 bathrooms, with a luxurious primary suite featuring dual sinks and a walk-in shower. Upgraded ceramic tile enhances both second-floor bathrooms, while pot lighting throughout the main floor adds a modern touch. Additional highlights include a double underdrive garage and central air conditioning for year-round comfort. With a 5-year Alberta New Home Warranty and a prime location near shopping, parks, and an on-site lake, this home perfectly blends style, comfort, and convenience.