

# \$834,900 - 160 Howse Crescent Ne, Calgary

MLS® #A2236970

**\$834,900**

3 Bedroom, 3.00 Bathroom, 2,040 sqft

Residential on 0.09 Acres

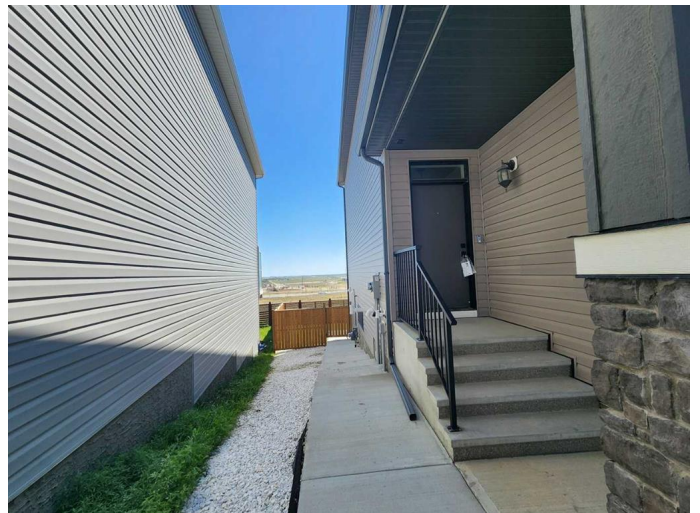
Livingston, Calgary, Alberta

Walk out basement with beautiful new, 4 bedrooms on upper floor, and fully upgraded, welcome to this beautiful family home in popular Livingston. It features LVP flooring and 9 feet ceiling on the main floor, quartz counter tops in the kitchen and washrooms, knock down ceiling, stainless steel appliances, and upgraded lighting package. Upper level with 4 bedrooms, large master bedroom with panoramic view, large ensuite with double vanity sinks, and separated bath tub and shower, large bonus room, and upper floor laundry room. Main floor with large and sunny living room, huge kitchen with lots of cabinets, spacious eating area, and sliding door to large walk out deck. It has been fully fenced and nicely landscaped. It is convenient located, closes to playground, shopping, and easy access to major roads. \*\* 160 Howse Crescent NE \*\*

Built in 2020

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | A2236970  |
| Price          | \$834,900 |
| Bedrooms       | 3         |
| Bathrooms      | 3.00      |
| Full Baths     | 2         |
| Half Baths     | 1         |
| Square Footage | 2,040     |
| Acres          | 0.09      |



|            |             |
|------------|-------------|
| Year Built | 2020        |
| Type       | Residential |
| Sub-Type   | Detached    |
| Style      | 2 Storey    |
| Status     | Active      |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 160 Howse Crescent Ne |
| Subdivision | Livingston            |
| City        | Calgary               |
| County      | Calgary               |
| Province    | Alberta               |
| Postal Code | T3P 1L5               |

### Amenities

|                |  |
|----------------|--|
| Amenities      | Party Room, Recreation Room, Visitor Parking, Racquet Courts |
| Parking Spaces | 4  |
| Parking        | Double Garage Attached                                       |
| # of Garages   | 2  |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | Double Vanity, Kitchen Island, Pantry, Quartz Counters, Separate Entrance, Walk-In Closet(s)                        |
| Appliances        | Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer, Window Coverings |
| Heating           | Forced Air  |
| Cooling           | None  |
| Has Basement      | Yes   |
| Basement          | Full, Unfinished, Walk-Out  |

### Exterior

|                   |  |
|-------------------|--|
| Exterior Features | Private Yard   |
| Lot Description   | Back Yard, Front Yard, Landscaped, Pie Shaped Lot, Views |
| Roof              | Asphalt Shingle  |
| Construction      | Wood Frame   |
| Foundation        | Poured Concrete  |

### Additional Information

|             |                |
|-------------|----------------|
| Date Listed | July 5th, 2025 |
|-------------|----------------|

|                |     |
|----------------|-----|
| Days on Market | 4   |
| Zoning         | R-G |
| HOA Fees       | 450 |
| HOA Fees Freq. | ANN |

### **Listing Details**

|                |                         |
|----------------|-------------------------|
| Listing Office | Century 21 Bravo Realty |
|----------------|-------------------------|

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