

# \$652,500 - 688 Livingston Way Ne, Calgary

MLS® #A2210482

**\$652,500**

4 Bedroom, 4.00 Bathroom, 1,528 sqft

Residential on 0.06 Acres

Livingston, Calgary, Alberta

\*\*\*OPEN HOUSE SATURDAY 2-4PM\*\*\*

DOUBLE GARAGE | AIR CONDITIONING |

FINISHED BASEMENT | NEW SIDING

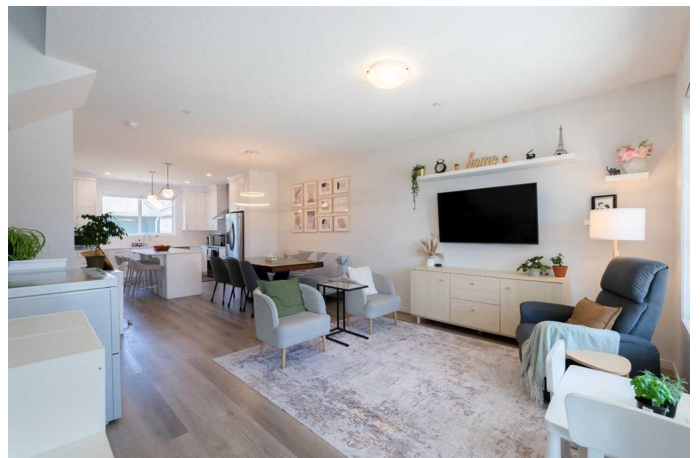
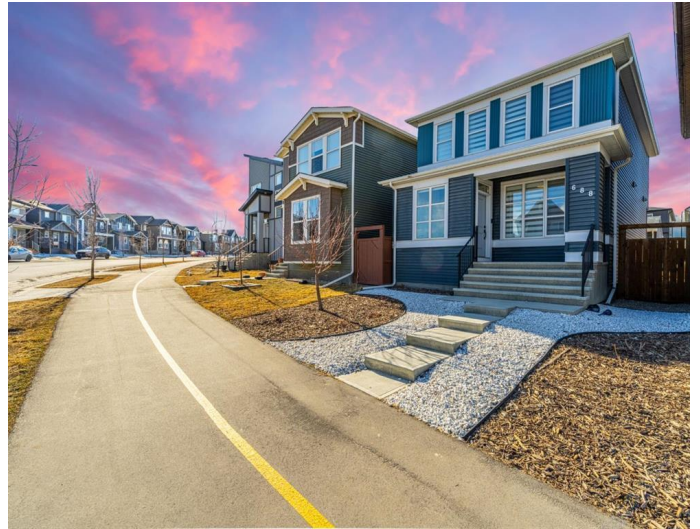
Beautiful 4-Bedroom Home in Livingston with  
Finished Basement & Double Garage!

Welcome to your dream home in the amazing community of Livingston, Calgary! This magazine-worthy home offers 2,216 sq. ft. of total living space, perfect for families, professionals, or anyone looking for a place that truly feels like home.

Step inside and enjoy the bright, open-concept main floor, where the living room, dining area, and kitchen flow perfectly together. The white kitchen is a showstopper—complete with ceiling-height cabinets, quartz countertops, and stainless steel appliances. Whether you're cooking dinner, hosting friends, or helping with homework at the island, this space makes everyday moments special.

Upstairs, you'll find comfortable bedrooms and bathrooms for the whole family. With 4 bedrooms and 4 bathrooms, there's room for everyone to have their own space. The finished basement adds even more space for movie nights, guests, or a home office.

Enjoy sunny evenings in your west-facing backyard, or relax with peace of mind knowing the siding and shingles are brand new. You'll also stay cool all summer long with central air



conditioningâ€”a true luxury in those warm Calgary months.

Thereâ€™s street parking in front and a double detached garage in the back, giving you all the parking and storage space you could ask for.

Located in the vibrant and growing community of Livingston, youâ€™ll love everything this neighbourhood offers. There's a massive community centre with a gym, splash park, skating rink, and more. Plus, Livingston has beautiful parks, playgrounds, bike paths, and quick access to Stoney Trail and Deerfoot Trailâ€”making commuting a breeze.

Whether youâ€™re looking for style, comfort, or community, this home checks all the boxes. Move-in ready, full of natural light, and in one of Calgaryâ€™s most exciting new neighbourhoodsâ€”this is a place where you can truly love where you live.

Book your showing today and take the first step toward living in the home youâ€™ve been waiting for!

Built in 2020

**Essential Information**

MLS® #	A2210482
Price	\$652,500
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,528
Acres	0.06
Year Built	2020
Type	Residential

Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	688 Livingston Way Ne
Subdivision	Livingston
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3P 1N8

### Amenities

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

### Interior

Interior Features	No Smoking Home, Pantry, Quartz Counters, Storage, Walk-In Closet(s), Built-in Features, Double Vanity, Vinyl Windows, No Animal Home
Appliances	Dishwasher, Electric Stove, Garage Control(s), Refrigerator, Window Coverings, Dryer, Range Hood, Washer
Heating	Forced Air, Natural Gas, High Efficiency
Cooling	Central Air
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	None
Lot Description	Back Yard, Low Maintenance Landscape, Street Lighting, Back Lane, Few Trees, Front Yard
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	April 9th, 2025
Days on Market	82

Zoning	R-G
HOA Fees	473
HOA Fees Freq.	ANN

## **Listing Details**

Listing Office      Real Broker

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