\$392,782 - 903, 60 Howse Lane Ne, Calgary

MLS® #A2261712

\$392,782

2 Bedroom, 2.00 Bathroom, 973 sqft Residential on 0.00 Acres

Livingston, Calgary, Alberta

LIMITED TIME PROMOTION - Choose 2 of 3: | FREE A/C (SUPPLY & INSTALL) | 2 YEARS FREE CONDO FEES | \$5,000 TOWARD WINDOW COVERINGS! Welcome to Meridian Townhomes in Livingston â€" Brookfield Residential's newest townhome community. The Brubeck model offers 2 bedrooms, 2.5 bathrooms, and nearly 1,000 sq. ft. of thoughtfully designed living space across two levels (RMS: 973 ft2, Builder: 1,035 ft2), complete with a private single attached garage. The open-concept main floor is bright and inviting, with a wall of south-facing windows that flood the space with natural light. The kitchen is beautifully finished with a chimney hood fan, built-in microwave, a full suite of stainless steel appliances, and a large quartz peninsula with pendant lighting that provides additional seating and overlooks the living and dining areas - perfect for entertaining. A convenient 2-piece bathroom completes the main level. Upstairs, you'II find two spacious primary bedrooms, each with large closets and private ensuite, creating the ideal layout for roommates, guests, or a small family. Laundry is also located on the upper level for everyday convenience. The attached garage not only keeps your vehicle secure year-round but also provides extra storage space. Upgraded LVP flooring from the entryway to the main living level provides a clean and timeless design that offers durability all year long. With full builder warranty and Alberta New Home Warranty, this brand-new







home offers peace of mind and low-maintenance living. Whether you're a first-time buyer, down-sizer, or investor, the Brubeck delivers exceptional value in the vibrant community of Livingston â€" close to parks, playgrounds, pathways, and the Livingston Hub. **Please note: This home is under construction and the photos are from a previous show home model, finishes will vary.

Built in 2025

Essential Information

MLS® # A2261712 Price \$392,782

Bedrooms 2 Bathrooms 2.00

Full Baths 1

Half Baths 1

Square Footage 973
Acres 0.00
Year Built 2025

Type Residential

Sub-Type Row/Townhouse

Style Stacked Townhouse

Status Active

Community Information

Address 903, 60 Howse Lane Ne

Subdivision Livingston
City Calgary
County Calgary
Province Alberta
Postal Code T3P 2Z6

Amenities

Amenities Visitor Parking

Parking Spaces 1

Parking Single Garage Attached

Interior

Interior Features No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz

Counters, Vinyl Windows, Walk-In Closet(s)

Appliances Dishwasher, Dryer, Microwave, Range, Range Hood, Refrigerator,

Washer

Heating Forced Air Cooling Rough-In

Basement None

Exterior

Exterior Features Balcony

Lot Description Back Lane

Roof Asphalt Shingle

Construction Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed October 2nd, 2025

Days on Market 33

Zoning M-1

HOA Fees 445

HOA Fees Freq. ANN

Listing Details

Listing Office Charles

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