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25 Lucas Way NW  
Calgary, Alberta

MLS # A2203677



\$549,900

|           |                                    |        |                  |
|-----------|------------------------------------|--------|------------------|
| Division: | Livingston                         |        |                  |
| Type:     | Residential/Five Plus              |        |                  |
| Style:    | 2 Storey                           |        |                  |
| Size:     | 1,481 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

Floors: Carpet, Ceramic Tile, Vinyl Plank

Roof: Asphalt Shingle

Basement: Partial, Unfinished

Exterior: Concrete, Wood Frame

Foundation: Poured Concrete

Features: Breakfast Bar

Water: -

Sewer: -

Condo Fee: \$ 237

LLD: -

Zoning: MC-2

Utilities: -

Inclusions: N/A

Only two townhomes remain in Logel Homes's 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.