



69 Howse Mount NE, Calgary, Alberta - \$800,000



Main Photo

Property Description

Welcome to this fully upgraded 2020 built home in Livingston, featuring a SEPARATE SIDE ENTRANCE along with a BRAND NEW ROOF, SIDING, and SOLAR PANELS! The open concept main floor boasts a chef's kitchen with KITCHENAID STAINLESS STEEL APPLIANCES, 36" GAS STOVE, QUARTZ AND GRANITE ISLAND, WINE COOLER, and EXTRA CABINETRY, opening to a bright dining area and a living room with a 9 FT SPLIT MARBLE FEATURE WALL.

Upstairs you will find three bedrooms, a bonus room, and laundry. The primary suite includes a 5 piece ensuite and an oversized walk in closet with direct laundry access. Comfort is enhanced with a high efficiency heat pump, Goodman furnace, HRV system, and WiFi Ecobee thermostat.

Smart home upgrades include a full security system, WiFi lighting, garage door opener, and HD cameras.

The 9 ft basement with wet bar and side entrance offers excellent potential. Outdoors, enjoy a fenced yard with BBQ gas line, low maintenance landscaping, and a garage with 14 ft ceilings and overhead storage.

Modern design, smart technology, and energy efficiency in a prime location near parks, schools, and shopping. This home is move in ready!

REALTOR Referral



REALTOR®

Mobile: N/A

Email: N/A

Website: <https://www.real-estate-homes.ca/>

Courtesy Of: 2% Realty



P: