

# \$319,800 - 1112, 55 Lucas Way Nw, Calgary

MLS® #A2201138

**\$319,800**

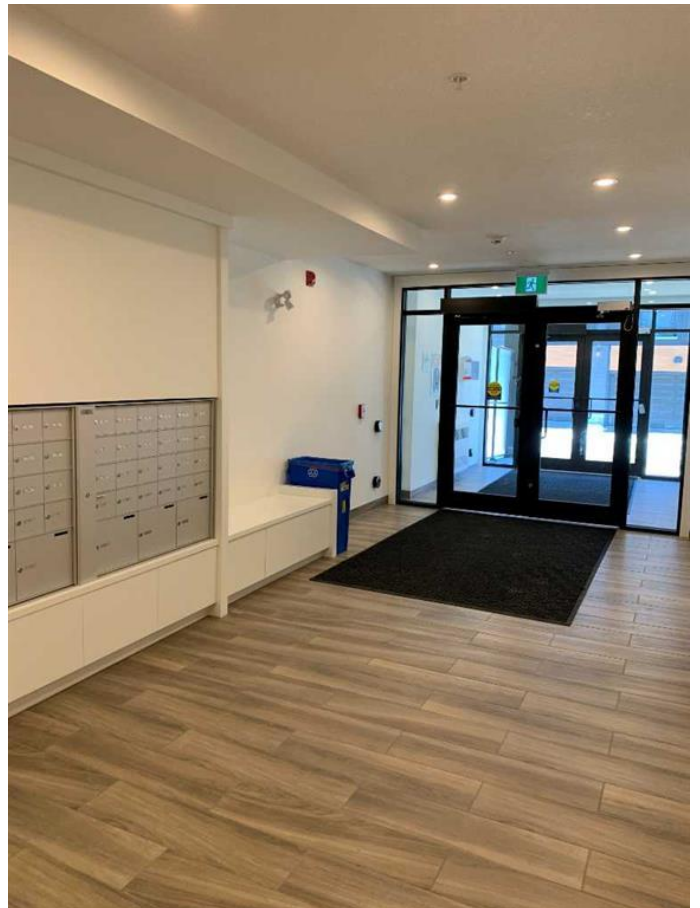
2 Bedroom, 1.00 Bathroom, 584 sqft

Residential on 0.00 Acres

Livingston, Calgary, Alberta

MODERN LUXURY LIVING in Livingston NW .

This newer Condo is a stunning 2 bedroom 1 full bath unit it is nestled in Calgary's most vibrant NW community of Livingston. Designed by Logel Homes Multi-Family Builder of the Year. This inviting and cozy end condo is ready for immediate possession. With a spacious 584 square foot layout (Builder measurements for this unit is 624 SF), this main floor condo features 2 bedrooms, 1 bathroom, soaring 9 ft. ceilings, and luxury finishes throughout. Enjoy quartz countertops, trendy vinyl plank flooring, modern light fixtures, and white cabinets with soft-closing doors. The open gourmet kitchen boasts stainless steel appliances and a large island , perfect for entertaining. The primary suite serves as a cozy retreat with a large closet with extra wire shelving. The second bedroom is next to the the 4-piece bath, making it ideal for a dual primary suite. Additional features includes , In-suite laundry (full size), AIR Conditioning, a spacious patio with gas hook up, TITLED UNDERGROUND HEATED PARKING (228), and an assigned storage locker (1112). Livingston is a vibrant community filled with amenities including the Livingston Pump Track, playgrounds, ponds, and a dog park. Central to the community is â€œThe Hubâ€•, a homeowners association facility that offers year-round indoor and outdoor activities. Spanning 35,000 sq ft, it features 3 skating rinks, tennis courts, a basketball court, a gymnasium, a splash park,



a playground, an outdoor amphitheater, banquet space, a fire hall and more . This condo is in a prime location with easy access to Stoney Trail and Deerfoot. Itâ€™s just 20 minutes from the airport and downtown, and only 2 minutes from Carrington Plaza where youâ€™ll find convenient shopping, dining options, and a skate park.

Built in 2024

**Essential Information**

MLS® #	A2201138
Price	\$319,800
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	584
Acres	0.00
Year Built	2024
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

**Community Information**

Address	1112, 55 Lucas Way Nw
Subdivision	Livingston
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3P 2C7

**Amenities**

Amenities	Parking, Visitor Parking
Parking Spaces	1
Parking	Underground

**Interior**

Interior Features	No Animal Home, No Smoking
Appliances	Dishwasher, Electric Stove, Conditioner, Washer/Dryer
Heating	Baseboard
Cooling	Wall Unit(s)
# of Stories	4

### Exterior

Exterior Features	BBQ gas line
Construction	Other

### Additional Information

Date Listed	March 11th, 2025
Days on Market	38
Zoning	M-1
HOA Fees	450
HOA Fees Freq.	ANN

### Listing Details

Listing Office	CIR Realty
----------------	------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.

