

# \$843,450 - 211 Lucas Close Nw, Calgary

MLS® #A2190832

**\$843,450**

3 Bedroom, 3.00 Bathroom, 2,431 sqft

Residential on 0.11 Acres

Livingston, Calgary, Alberta

This stunning, brand-new â€Purcell 26â€™™ home, built by Brookfield Residential, is situated on a spacious corner lot and offers 3 bedrooms, 2.5 bathrooms, and nearly 2,500 square feet of developed living space over two levels. The main level is beautifully finished with elegant two-tone cabinetry in the kitchen and warm vinyl flooring throughoutâ€”a perfect choice for families with children and pets! The open-concept design seamlessly connects the kitchen, dining, and living areas, creating an ideal space for entertaining. The chef-inspired kitchen is complete with upgraded appliances, including a built-in oven, microwave, cooktop, and range hood. A large walkthrough pantry leads directly to the mudroom off the double attached garage, adding everyday convenience. The expansive great room features a wall of windows that flood the space with natural light and offer a beautiful view of the backyard. A central gas fireplace with a tile surround serves as a cozy focal point. Additionally, the main level includes a flexible central den, perfect for a home office or play area, and a 2-piece bathroom for guests. A stylish open spindle railing leads to the upper level, which offers ample space for a growing family. A central bonus room separates the primary suite from the secondary bedrooms, enhancing privacy. The spacious primary suite features a wall of windows at the front of the home and includes a luxurious 5-piece ensuite with dual sinks, a soaker tub, a walk-in shower, and a private water closet. Adding to



its appeal, the primary bedroom boasts dual walk-in closets, providing generous storage. The upper level is complete with two additional bedrooms, a full bathroom, and a conveniently located laundry room. The unfinished basement is a blank canvas, ready for the new owner's vision. With 9-foot foundation walls and rough-ins for a bathroom, laundry, and sink, future development will be effortless. This move-in-ready home is located in the vibrant new community of Livingston and comes with Alberta New Home Warranty as well as the builder's warranty, giving you peace of mind with your purchase. Photos are from a show home and may not represent the exact property for sale.

Built in 2025

**Essential Information**

MLS® #	A2190832
Price	\$843,450
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,431
Acres	0.11
Year Built	2025
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

**Community Information**

Address	211 Lucas Close Nw
Subdivision	Livingston
City	Calgary
County	Calgary
Province	Alberta

Postal Code T3P 1Z4

### Amenities

Amenities Other  
Parking Spaces 4  
Parking Double Garage Attached, Driveway  
# of Garages 2

### Interior

Interior Features Built-in Features, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Recessed Lighting, Vinyl Windows, Walk-In Closet(s)  
Appliances Built-In Oven, Dishwasher, Dryer, Gas Cooktop, Microwave, Refrigerator, Washer  
Heating Forced Air  
Cooling None  
Fireplace Yes  
# of Fireplaces 1  
Fireplaces Gas  
Has Basement Yes  
Basement Exterior Entry, Full, Unfinished

### Exterior

Exterior Features Other  
Lot Description Back Yard, Corner Lot, Front Yard, Rectangular Lot  
Roof Asphalt Shingle  
Construction Wood Frame  
Foundation Poured Concrete

### Additional Information

Date Listed January 31st, 2025  
Days on Market 75  
Zoning R-G  
HOA Fees 464  
HOA Fees Freq. ANN

### Listing Details

Listing Office Charles

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