

# \$724,900 - 672 Livingston Way Ne, Calgary

MLS® #A2251005

**\$724,900**

5 Bedroom, 4.00 Bathroom, 1,730 sqft

Residential on 0.06 Acres

Livingston, Calgary, Alberta

Stunning 4-Bedroom Home with Legal Basement Suite & Double-Detached Garage in Livingston!

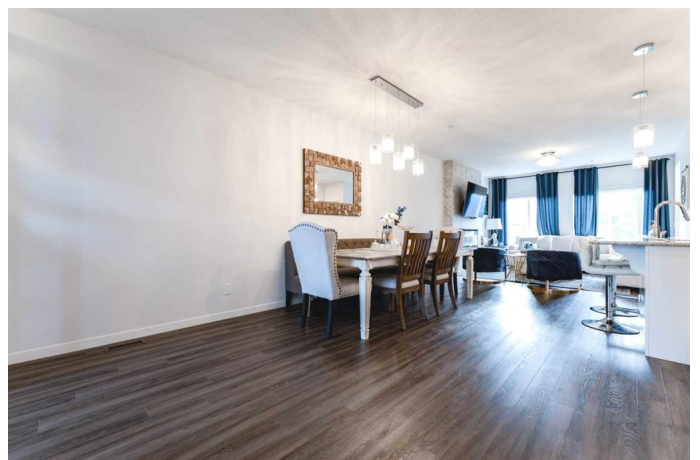
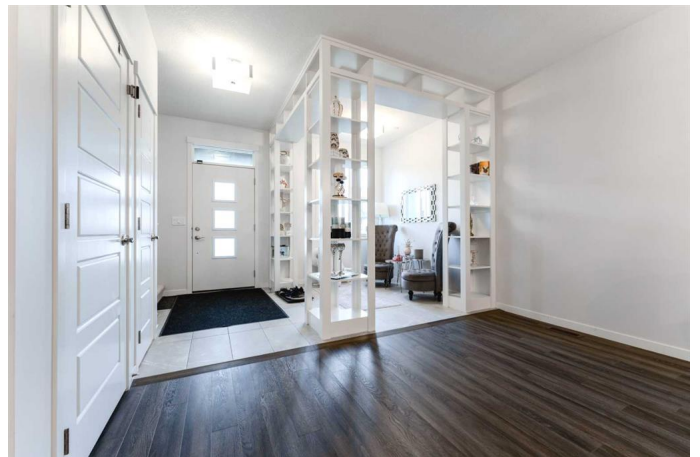
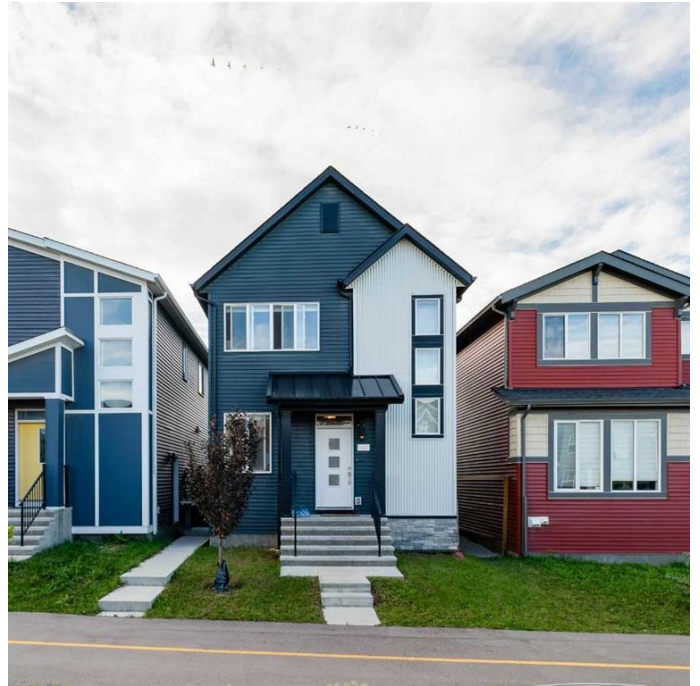
Perfect for both families and investors, this home combines style, functionality, and income potential. The main floor features a bright, open-concept living area with oversized windows, flooding the space with natural light â€” ideal for relaxing or entertaining. The gourmet kitchen is a true showstopper, complete with upgraded stainless steel appliances, a built-in electric cooktop, quartz countertops, and modern finishes throughout.

Upstairs, youâ€™ll find a versatile bonus room, perfect for family movie nights or a kidsâ€™ play space. The luxurious primary suite includes an enormous walk-in closet, a private balcony with outstanding views, and a spa-inspired ensuite.

The legal basement suite (separate entrance) comes with its own kitchen, bedroom, bathroom, and living area â€” perfect for rental income or extended family.

Located in the sought-after master-planned community of Livingston, residents enjoy access to the state-of-the-art Livingston Hub, featuring sports facilities, a community center, year-round events, scenic parks, walking paths, and proximity to schools, shopping, and transit.

Featuring a double-car garage and a versatile



layout, this home is built to adapt to your lifestyle – opportunities like this don’t come often!

This is your chance to enjoy the best of both worlds – live upstairs in comfort while generating income from the basement suite. Whether you’re looking for an investment or your forever home, this property truly has it all.

Don’t miss out – book your private showing today!

Built in 2020

**Essential Information**

MLS® #	A2251005
Price	\$724,900
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,730
Acres	0.06
Year Built	2020
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

**Community Information**

Address	672 Livingston Way Ne
Subdivision	Livingston
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3P1N8

**Amenities**

Amenities	None
Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

### Interior

Interior Features	Built-in Features, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, See Remarks, Separate Entrance, Stone Counters, Walk-In Closet(s)
Appliances	Dishwasher, Electric Range, Gas Range, Microwave, Range Hood, Washer/Dryer, Washer/Dryer Stacked
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
Has Basement	Yes
Basement	Exterior Entry, Finished, Suite, See Remarks

### Exterior

Exterior Features	None
Lot Description	Back Lane, Back Yard, Front Yard
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

### Additional Information

Date Listed	August 23rd, 2025
Zoning	R-G
HOA Fees	450
HOA Fees Freq.	ANN

### Listing Details

Listing Office	RE/MAX Complete Realty
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