

# \$859,999 - 59 Lucas Close Nw, Calgary

MLS® #A2206713

**\$859,999**

4 Bedroom, 3.00 Bathroom, 2,237 sqft  
Residential on 0.09 Acres

Livingston, Calgary, Alberta

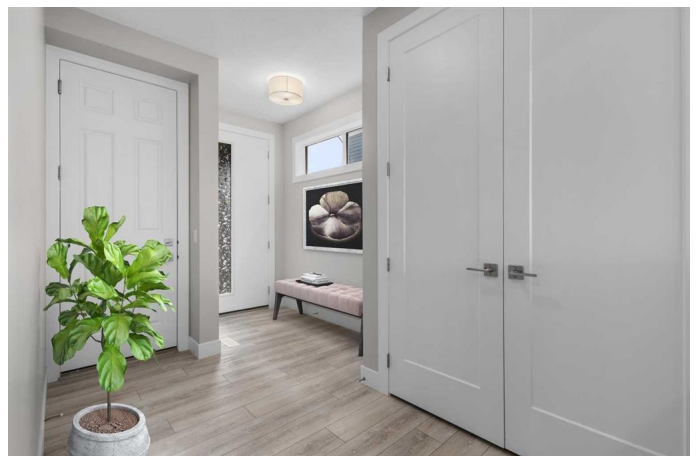
West side walkout home â€” ready for a two bedrooms legal suite.

Flex room with walk-in closet could be 5th bedroom with full bath on the main floor.

Welcome to this exquisite, almost brand-new walkout home nestled in the highly sought-after Livingston community! This home with AC-3.5 Ton and 50 Amp 220V EV charge features 4 spacious bedrooms and bonus room on the 2nd floor.

Step inside to discover elegance at every turn, with soaring 9-foot ceilings, 8-foot doors and even an upgraded 8-foot door from the main house to garage on the main floor, with luxury vinyl plank (LVP) flooring throughout the entire home. The main floor offers a full height Electric Fireplace and a chef-inspired kitchen, with level 3 painted MDF cabinets rising tight to ceiling, a built-in microwave, chimney hood fan, and a striking granite waterfall countertop (granite side panels) with two-tone cabinets. Every bathroom is finished with level 3 tiled baseboards and a vanity height of 36in, a standard toilet upgraded to Elongated Comfort Height adding a touch of refinement.

Upstairs, you'll find 4 generous bedrooms (with a bonus large window added to bedroom 4), a main bathroom with an added second sink, and a master bedroom with mountain views, an ensuite with dual vanities, a separate soaker tub, and a glass-enclosed shower. An open bonus room with pot lights, and a spacious laundry room with built-in shelving complete the upper level.



Outdoor living is seamless with an upgraded 3-panel 9-foot wide and 8-foot tall sliding door, leading to a full-width deck, perfect for entertaining or enjoying the picturesque surroundings. The walkout basement is thoughtfully prepared with rough-in plumbing for a future legal suite, providing the potential for two additional bedrooms, a recreation room, a games area, and a full bathroom—an incredible opportunity for customization or rental income.

Ideally located, this home provides easy access to everyday conveniences, including grocery stores, future schools, and essential amenities. Plus, enjoy the convenience of being just 10 minutes from CrossIron Mills Shopping Mall and 15 minutes from the airport. Don't miss your chance to own this exceptional home—schedule your private showing today!

Built in 2023

### Essential Information

MLS® #	A2206713
Price	\$859,999
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	2,237
Acres	0.09
Year Built	2023
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	59 Lucas Close Nw
Subdivision	Livingston
City	Calgary

County	Calgary
Province	Alberta
Postal Code	T3P 1Z5

### **Amenities**

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

### **Interior**

Interior Features	Double Vanity, Granite Counters, Kitchen Island, No Animal Home, No Smoking Home, Pantry, Vinyl Windows, Walk-In Closet(s)
Appliances	Dishwasher, Electric Range, Microwave, Refrigerator, Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
Has Basement	Yes
Basement	Full, Unfinished, Walk-Out

### **Exterior**

Exterior Features	Playground, Private Entrance, Private Yard
Lot Description	Back Yard, Front Yard, Private
Roof	Asphalt Shingle
Construction	Concrete, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	March 28th, 2025
Days on Market	8
Zoning	R-G
HOA Fees	450
HOA Fees Freq.	ANN

### **Listing Details**

Listing Office	Homecare Realty Ltd.
----------------	----------------------

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,,ç. 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.