

\$403,925 - 1006, 60 Howse Lane Ne, Calgary

MLS® #A2253936

\$403,925

2 Bedroom, 3.00 Bathroom, 973 sqft

Residential on 0.00 Acres

Livingston, Calgary, Alberta

Welcome to Meridian townhomes in Livingston - Brookfield Residential's newest townhome development. The Brubeck model offers 2 bedrooms, 2.5 bathrooms and nearly 1,000 square feet of living space over two levels + a single attached garage. This beautiful new home has been tastefully designed and includes an open concept main living area with a wall of windows that allow natural light to pour through the main living area all day long. The kitchen is complete with a chimney hood fan, built-in microwave and suite of stainless steel appliances. The kitchen has a large quartz peninsula providing additional seating space and it overlooks the main living/dining area - making this the perfect space for entertaining! The main level is complete with a 2pc bathroom. The upper level features dual primary bedrooms, each complete with their own private ensuites and walk-in closets. Laundry is conveniently located on the second level, providing added convenience for everyday living. The private single attached garage is the perfect space to keep your vehicle and valuables safe all year long with additional storage space as well. This brand new home comes with full builder warranty as well as Alberta New Home Warranty - allowing you to purchase with peace of mind. Perfect for those looking for their first home, investors or those looking to downsize with maintenance-free living, this brand new townhomes is nearly move-in ready in the new community of Livingston. **Please note: The



property is under construction and the photos provided are of a previous home, finishes may vary.

Built in 2025

Essential Information

MLS® #	A2253936
Price	\$403,925
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	973
Acres	0.00
Year Built	2025
Type	Residential
Sub-Type	Row/Townhouse
Style	3 Storey
Status	Active

Community Information

Address	1006, 60 Howse Lane Ne
Subdivision	Livingston
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T0T 0T0

Amenities

Amenities	Visitor Parking
Parking Spaces	1
Parking	Single Garage Attached
# of Garages	1

Interior

Interior Features	No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Vinyl Windows
Appliances	Dishwasher, Dryer, Microwave, Range, Range Hood, Refrigerator,

	Washer
Heating	Forced Air
Cooling	Rough-In
Basement	None

Exterior

Exterior Features	Balcony, BBQ gas line
Lot Description	Back Lane
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	September 12th, 2025
Days on Market	6
Zoning	M-1
HOA Fees	450
HOA Fees Freq.	ANN

Listing Details

Listing Office	Charles
----------------	---------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® 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.