

# \$519,999 - 273 Lucas Avenue Nw, Calgary

MLS® #A2252872

**\$519,999**

3 Bedroom, 3.00 Bathroom, 1,460 sqft

Residential on 0.00 Acres

Livingston, Calgary, Alberta

Welcome to this beautifully designed 3-bedroom, 2.5-bathroom condo townhouse offering 1,460 sq. ft. of modern living space, complete with thoughtful upgrades and versatile living areas.

The main floor features an open-concept layout with a bright living and dining area, a stylish kitchen with ample cabinetry, and a convenient den/home office – perfect for remote work or study. Upstairs, enjoy a bonus room that provides flexible space for a second living area, playroom, or media room.

The upper level also includes a spacious primary suite with a walk-in closet and private ensuite, two additional bedrooms, and the convenience of second-floor laundry.

Additional highlights include a double attached garage, ample storage, and a low-maintenance lifestyle in a well-managed community. Don't miss this exceptional opportunity – schedule your showing today!

Built in 2021

## Essential Information

|           |           |
|-----------|-----------|
| MLS® #    | A2252872  |
| Price     | \$519,999 |
| Bedrooms  | 3         |
| Bathrooms | 3.00      |



|                |               |
|----------------|---------------|
| Full Baths     | 2             |
| Half Baths     | 1             |
| Square Footage | 1,460         |
| Acres          | 0.00          |
| Year Built     | 2021          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 2 Storey      |
| Status         | Active        |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 273 Lucas Avenue Nw |
| Subdivision | Livingston          |
| City        | Calgary             |
| County      | Calgary             |
| Province    | Alberta             |
| Postal Code | T3P 1S3             |

### Amenities

|                |                        |
|----------------|------------------------|
| Amenities      | Recreation Facilities  |
| Parking Spaces | 4                      |
| Parking        | Double Garage Attached |
| # of Garages   | 2                      |

### Interior

|                   |                                                                                    |
|-------------------|------------------------------------------------------------------------------------|
| Interior Features | No Animal Home                                                                     |
| Appliances        | Dishwasher, Electric Range, Refrigerator, Microwave Hood Fan, Washer/Dryer Stacked |
| Heating           | Forced Air, Natural Gas                                                            |
| Cooling           | None                                                                               |
| Has Basement      | Yes                                                                                |
| Basement          | Full                                                                               |

### Exterior

|                   |                          |
|-------------------|--------------------------|
| Exterior Features | None                     |
| Lot Description   | Back Lane                |
| Roof              | Asphalt Shingle          |
| Construction      | Vinyl Siding, Wood Frame |
| Foundation        | Poured Concrete          |

**Additional Information**

|                |                     |
|----------------|---------------------|
| Date Listed    | September 2nd, 2025 |
| Days on Market | 78                  |
| Zoning         | M-Gd60              |
| HOA Fees       | 445                 |
| HOA Fees Freq. | ANN                 |

**Listing Details**

|                |                 |
|----------------|-----------------|
| Listing Office | MaxWell Central |
|----------------|-----------------|

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