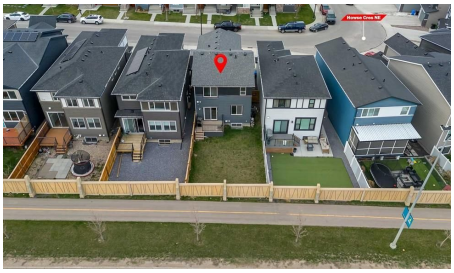
132 Howse Crescent NE

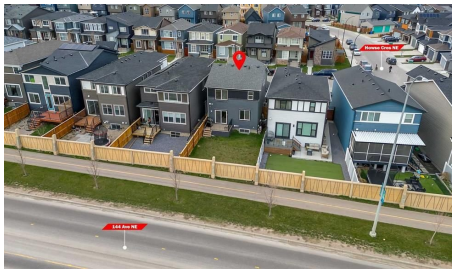
Calgary | Active | MLS® A2358925

$690,000









Bedrooms	Bathrooms	Year Built	Living area
4	**4**	**2021**	**1,803.59 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by LPT Realty

A closer look

Welcome to this beautifully maintained 1,804 sq. ft. home offering the perfect blend of comfort, functionality, and investment potential! Featuring 3 spacious bedrooms, 2.5 bathrooms, a bright bonus room, and a luxurious primary suite with a private ensuite, this home is thoughtfully designed for modern family living.

The sun-filled main floor boasts an open-concept layout with large windows that flood the home with natural light. The stylish kitchen offers ample cabinetry, generous counter space, and flows seamlessly into the dining and living areas-perfect for everyday living and entertaining. A versatile bonus room upstairs provides the ideal space for a family lounge, home office, or play area.

The legal 1-bedroom basement suite offers an excellent mortgage helper or income-generating opportunity, making this property ideal for investors or buyers looking to offset their mortgage. Whether you're planning a long-term rental or exploring Airbnb opportunities. This home is perfectly suited for both.

Step outside to enjoy a private backyard that does not back onto another home's backyard, offering added privacy and an open feel that's perfect for relaxing, entertaining, or family gatherings.

A rare bonus is that the home comes fully furnished, including both the main house and the legal basement suite. The furniture is negotiable and may be included in the sale, making this an exceptional turnkey opportunity for investors or buyers looking for a move-in-ready home.

Whether you're a growing family searching for your forever home or an investor seeking a high-potential income property, this exceptional home checks all the boxes. Don't miss your chance to own this bright, versatile, and fully equipped property!

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2358925
Bedrooms	4
Bathrooms	4
Year Built	2021
Property Type:	Residential
Property Sub Type:	Detached
Condo Type:	Not a Condo

Transaction Type:	For Sale
Suite:	Yes
Num Legal Suites:	1
Num Illegal Suites:	0
Home Style:	2 Storey
Total Living Area:	1,803.59 sq. ft.
HOA Fee Frequency:	Annually
Acreage:	No
Lot Area:	3,369 sq. ft.
Lot Frontage:	29'4"
Front Exposure:	North
Levels:	Two
Total Rooms Above Grade:	7
Year built:	2021 (Age: 5)
Bedrooms:	4 (Above Grd: 3)
Bedrooms Above Grade:	3
Bedrooms On Main:	0
Bedrooms Below Grade:	1
Bathrooms:	4.0 (Full:3, Half:1)
Num Ensuite Baths:	1
Plan:	1811881
Heating:	Central
Basement:	Full, Finished, Walk Up
Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Concrete, Vinyl Siding

Structure Type:	House
Roof:	Asphalt Shingle
Ensuite:	Yes
Flooring:	Carpet, Ceramic Tile, Vinyl Plank
Cooling:	Central Air
Fireplaces:	0
Garage:	Yes
Garage Spaces:	2
Parking:	Double Garage Attached
Parking Places:	2
Parking Total/Covered:	2 / -
Laundry Features:	In Basement, Laundry Room, Upper Level
HOA Fee:	$450.00
City Quadrant:	Northeast
Community:	Livingston
Amenities:	Clubhouse, Community Gardens, Dog Park, Dog Run, Game Court Interior
Appliances:	Dishwasher, Dryer, Electric Oven, Electric Stove, Freezer, Garage Control(s), Humidifier, Instant Hot Water, Microwave, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Inclusions:	N/A
Restrictions:	None Known
Title to Land:	Fee Simple
Community Features:	Clubhouse, Lake, Park, Playground, Pond, Schools Nearby, Shopping Nearby, Sidewalks, Street Lights, Tennis Court(s), Walking/Bike Paths
Interior Features:	Double Vanity, No Animal Home, No Smoking Home
Exterior Features:	Barbecue, BBQ gas line, Outdoor Grill, Private Entrance
Patio And Porch Features:	Deck

Lot Features:	Back Yard
Num. of Parcels:	0
Fencing:	Fenced
Region:	Calgary
Zone:	CAL Zone N
Zoning:	R-G
Listed Date:	Nov 16, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/132-howse-crescent-ne-calgary-a2358925/

Tiwana Team | 403-830-5152 | tiwana@maltiwana.ca

Data was last updated November 25, 2026 at 06:05 PM (UTC)

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Prepared November 25, 2026. Listing details and availability may change. This brochure is not a contract. Contact the Tiwana Team for current information.