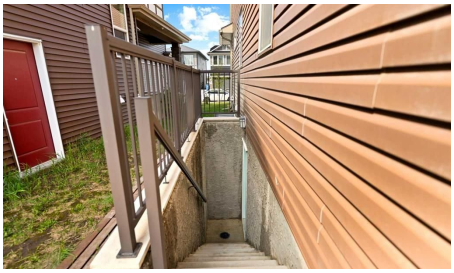
249 Lucas Crescent NW

Calgary | Active | MLS® A2318327

$729,900









Bedrooms	Bathrooms	Year Built	Living area
3	**3**	**2019**	**2,107 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by Grand Realty

A closer look

Move-in ready! This is another golden opportunity to own a beautiful home with a highly desirable walk-up basement on a conventional lot in the sought-after community of Livingston NW. With strong demand for walk-up and walkout basements, this property is truly a rare find. Thoughtfully upgraded throughout, the home features ceiling-height kitchen cabinetry, a gas stove, quartz countertops in the kitchen and all bathrooms, and a spacious pantry for all your storage needs. The bright and open concept living and dining areas are filled with natural light from the large windows and patio door, which lead to a deck overlooking the surroundings. Upstairs, you'll find three generous bedrooms plus a large bonus room that offers beautiful views, making it the perfect space for family gatherings, a home office, or a media room. On clear nights, enjoy the breathtaking spectacle of the Northern Lights from the comfort of your own Bonus Room. The well designed floor plan provides both comfort and functionality for growing families and visiting guests alike. A conventional lot with a walk-up basement at this price point is becoming increasingly difficult to find. Combining exceptional value, desirable upgrades, and an outstanding location, this home is one you won't want to miss.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2318327
Bedrooms	3
Bathrooms	3
Year Built	2019
Property Type:	Residential
Property Sub Type:	Detached
Condo Type:	Not a Condo
Transaction Type:	For Sale
Suite:	No
Num Legal Suites:	0
Num Illegal Suites:	0
Home Style:	2 Storey
Total Living Area:	2,107 sq. ft.
Main Level Finished Area:	840 sq. ft.

Upper Level Finished Area:	1,267 sq. ft.
HOA Fee Frequency:	Annually
Acreage:	No
Lot Area:	3,907 sq. ft.
Lot Frontage:	30'8"
Front Exposure:	West
Levels:	Two
Total Rooms Above Grade:	8
Year built:	2019 (Age: 7)
Bedrooms:	3 (Above Grd: 3)
Bedrooms Above Grade:	3
Bedrooms On Main:	0
Bedrooms Below Grade:	0
Bathrooms:	3.0 (Full:2, Half:1)
Num Ensuite Baths:	1
Plan:	1812208
Heating:	Forced Air, Natural Gas
Basement:	Full, Unfinished, Walk Up
Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Stone, Vinyl Siding, Wood Frame
Structure Type:	House
Roof:	Asphalt Shingle
Ensuite:	Yes
Flooring:	Carpet, Vinyl Plank
Cooling:	None

Fireplaces:	0
Garage:	Yes
Garage Spaces:	2
Parking:	Double Garage Attached
Parking Places:	2
Parking Total/Covered:	2 / -
Laundry Features:	Upper Level
HOA Fee:	$455.00
City Quadrant:	Northwest
Community:	Livingston
Amenities:	Clubhouse, Park, Playground
Appliances:	Dishwasher, Garage Control(s), Gas Stove, Microwave, Range Hood, Refrigerator, Washer/Dryer Stacked, Window Coverings
Inclusions:	N/A
Restrictions:	None Known
Main Floor	Kitchen · 15'7" × 10' ·
Main Floor	Dining Room · 12'11" × 9'11" ·
Main Floor	Other · 13'3" × 11'10" ·
2nd Floor	Living Room · 14'11" × 14'3" ·
2nd Floor	Bonus Room · 17'11" × 15'4" ·
2nd Floor	Bedroom - Primary · 15'11" × 14'2" ·
2nd Floor	Bedroom · 10'4" × 9'11" ·
2nd Floor	Bedroom · 10'4" × 9'11" ·
2nd Floor	Laundry · 6'10" × 5'8" ·
Title to Land:	Fee Simple
Community Features:	Clubhouse, Park, Playground, Schools Nearby, Shopping Nearby, Walking/Bike Paths

Interior Features:	No Animal Home, No Smoking Home, Quartz Counters, Separate Entrance
Exterior Features:	Playground, Private Yard
Patio And Porch Features:	Deck
Lot Features:	Landscaped, Level
Num. of Parcels:	0
Fencing:	Partial
Region:	Calgary
Zone:	CAL Zone N
Zoning:	R-G
Listed Date:	Jun 05, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/249-lucas-crescent-nw-calgary-a2318327/

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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.