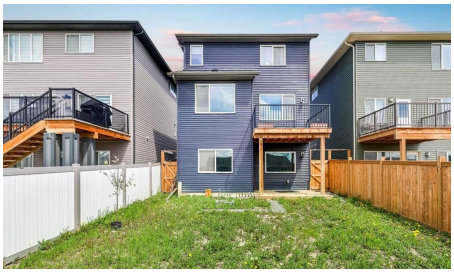
47 Lucas Terrace NW

Calgary | Active | MLS® A2346099

$799,900









Bedrooms	Bathrooms	Year Built	Living area
4	**4**	**2020**	**2,122 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by 2% Realty

A closer look

Welcome to this beautifully designed Livingston home offering over 2,900 sq. ft. of developed living space, a fully finished walk-out basement, 4 bedrooms plus a den, 3.5 bathrooms, and an upper bonus room. With a south-west-facing backyard, full-width deck, and excellent natural light throughout, this home is built for comfort, flexibility, and long-term value.

The main floor features a bright open-concept layout with luxury vinyl plank flooring, a spacious living and dining area, and a stylish gourmet kitchen with two-tone cabinetry, quartz countertops, an oversized island, and a walk-through pantry with built-ins leading to the mudroom. A private den provides the perfect home office or flex space, while the 2-piece powder room adds everyday convenience.

Upstairs, the central bonus room is ideal for movie nights, a play area, or a second lounge. The primary bedroom includes a large walk-in closet and a 5-piece ensuite with dual vanities, a soaker tub, and walk-in shower. Two additional bedrooms, a full 4-piece bathroom, and upper laundry complete this level.

The fully finished walk-out lower level features a private entrance, kitchenette, living and dining area, fourth bedroom, bathroom, laundry, and separate mechanical system. This space is perfect for extended family, guests, or added flexibility.

Located in the vibrant community of Livingston, close to parks, pathways, and future commercial amenities, this move-in-ready home offers modern finishes, a functional layout, and outstanding versatility.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2346099
Bedrooms	4
Bathrooms	4
Year Built	2020
Property Type:	Residential
Property Sub Type:	Detached
Condo Type:	Not a Condo
Transaction Type:	For Sale
Suite:	Yes

Num Legal Suites:	0
Num Illegal Suites:	1
Home Style:	2 Storey
Total Living Area:	2,122 sq. ft.
Main Level Finished Area:	919 sq. ft.
Upper Level Finished Area:	1,204 sq. ft.
Below Grade Finished Area:	800 sq. ft.
HOA Fee Frequency:	Annually
Acreage:	No
Lot Area:	4,779 sq. ft.
Lot Frontage:	9'10½"
Front Exposure:	Northwest
Levels:	Two
Total Rooms Above Grade:	9
Year built:	2020 (Age: 6)
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:	2
Plan:	1912309
Heating:	Forced Air
Basement:	Full, Finished, Walk Out
Foundation:	Poured Concrete
New Constr.:	No

Construction Material:	Wood Frame
Structure Type:	House
Roof:	Asphalt Shingle
Ensuite:	Yes
Flooring:	Carpet, Vinyl
Cooling:	None
Fireplaces:	0
Garage:	Yes
Garage Spaces:	2
Parking:	Double Garage Attached
Parking Places:	4
Parking Total/Covered:	4 / -
Laundry Features:	Laundry Room, Upper Level
HOA Fee:	$470.00
City Quadrant:	Northwest
Community:	Livingston
Amenities:	Other
Appliances:	Dishwasher, Electric Stove, Microwave, Range Hood, Refrigerator, Washer/Dryer, Window Coverings
Inclusions:	NA
Restrictions:	Restrictive Covenant, Utility Right Of Way
Main Floor	Living Room · 16'5" × 11'6" ·
Main Floor	Kitchen · 14' × 12' ·
Main Floor	Dining Room · 11'4" × 8'9" ·
Main Floor	Den · 9' × 6'4" ·
Main Floor	Foyer · 8' × 4'8" ·

Main Floor	Other · 22' × 20' ·
Main Floor	Laundry · 8' × 7'6" ·
2nd Floor	Bedroom - Primary · 14' × 12' ·
2nd Floor	Bedroom · 11' × 10' ·
2nd Floor	Bedroom · 11' × 10' ·
Lower Level	Bedroom · 13' × 12' ·
Lower Level	Game Room · 18' × 17' ·
Lower Level	Storage · 10' × 8' ·
Lower Level	Laundry · 8' × 8' ·
Title to Land:	Fee Simple
Community Features:	Clubhouse, Park, Playground, Schools Nearby, Shopping Nearby, Sidewalks, Street Lights, Walking/Bike Paths
Interior Features:	Closet Organizers, High Ceilings, Kitchen Island, Pantry, See Remarks, Separate Entrance
Exterior Features:	Private Yard
Patio And Porch Features:	Deck
Lot Features:	Back Yard, Front Yard
Num. of Parcels:	0
Fencing:	Fenced
Region:	Calgary
Zone:	CAL Zone N
Zoning:	R-G
Listed Date:	Sep 16, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/47-lucas-terrace-nw-calgary-a2346099/

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

Data was last updated November 23, 2026 at 04:05 PM (UTC)

powered by myRealPage.com

Data is supplied by Pillar 9™ MLS® System. Pillar 9™ is the owner of the copyright in its MLS®System. Data is deemed reliable but is not guaranteed accurate by Pillar 9™.

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.

Prepared November 23, 2026. Listing details and availability may change. This brochure is not a contract. Contact the Tiwana Team for current information.