# 52 Lucas Street NW

Calgary | Active | MLS® A2348032

**$739,900**









| Bedrooms | Bathrooms | Year Built | Living area |
|---|---|---|---|
| **5** | **5** | **2019** | **1,960 sq. ft.** |

## Your next move starts with a conversation.

**403-830-5152 | tiwana@maltiwana.ca**

Listed by RE/MAX First

# A closer look

Brookfield built - this "Oxford" floorplan features over 2800 sft of living space which includes the LEGAL 1 bedroom basement suite and a main floor bedroom with ensuite bath - perfect for multi-generational living and over $80,000 in upgrades. The open concept main level features 9' foot ceilings and a generous sized living room which flows in the dining area and kitchen. The gourmet kitchen has a great layout, stainless appliances featuring a gas range and wall ovens, plenty of cabinets and counter space plus an extra large central island with seating. The bedroom and ensuite bath are situated in such a way to offer privacy from the main living area areas and would be perfect for guests, extended family or as a home office. There is also a 2 piece bath and mudroom to complete this level. Upstairs you will find the bonus room, primary bedroom with walk-in closet and spacious ensuite with walk-in shower, 2 additional bedrooms, the main bath and a convenient laundry room. The builder finished basement has a separate entrance to the self-contained LEGAL suite which has a full sized kitchen with a breakfast bar, living room with dining area, good sized bedroom, four-piece bath and laundry. The backyard features low maintenance landscaping and a large deck, plus access to your double detached garage (22'x22') with a Telsa charger (there's also a Telsa charger in the house). This move in ready home faces onto a greenspace and you have great access to major thoroughfares making commuting a breeze. Don't miss out!

# Property details

| | |
|---|---|
| **Status** | Active |
| **Prop. Type** | Residential |
| **MLS® Num** | A2348032 |
| **Bedrooms** | 5 |
| **Bathrooms** | 5 |
| **Year Built** | 2019 |
| **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:** | 1,960 sq. ft. |
| **Main Level Finished Area:** | 980 sq. ft. |
| **Below Grade Finished Area:** | 846 sq. ft. |
| **HOA Fee Frequency:** | Annually |
| **Acreage:** | No |
| **Lot Area:** | 2,744 sq. ft. |
| **Lot Frontage:** | 25'5" |
| **Front Exposure:** | West |
| **Levels:** | Two |
| **Total Rooms Above Grade:** | 8 |
| **Year built:** | 2019 (Age: 7) |
| **Bedrooms:** | 5 (Above Grd: 4) |
| **Bedrooms Above Grade:** | 4 |
| **Bedrooms On Main:** | 1 |
| **Bedrooms Below Grade:** | 1 |
| **Bathrooms:** | 5.0 (Full:4, Half:1) |
| **Num Ensuite Baths:** | 2 |
| **Plan:** | 1811978 |
| **Heating:** | Forced Air |
| **Basement:** | Full, Finished, Separate/Exterior Entry, Walk Up |
| **Foundation:** | Poured Concrete |
| **New Constr.:** | No |
| **Construction Material:** | Brick, Vinyl Siding, Wood Frame |
| **Structure Type:** | House |
| **Roof:** | Asphalt Shingle |
| **Ensuite:** | Yes |

| | |
|---|---|
| **Flooring:** | Carpet, Ceramic Tile, Other, Vinyl Plank |
| **Cooling:** | None |
| **Fireplaces:** | 0 |
| **Garage:** | Yes |
| **Garage Spaces:** | 2 |
| **Parking:** | Alley Access, Double Garage Detached, Garage Faces Front |
| **Parking Places:** | 2 |
| **Parking Total/Covered:** | 2 / - |
| **Laundry Features:** | In Basement, Multiple Locations, Upper Level |
| **HOA Fee:** | $477.75 |
| **City Quadrant:** | Northwest |
| **Community:** | Livingston |
| **Amenities:** | Other |
| **Appliances:** | Dishwasher, Dryer, Electric Stove, Gas Cooktop, Microwave, Microwave Hood Fan, Oven-Built-In, Range Hood, Refrigerator, Washer, Washer/Dryer Stacked, Window Coverings |
| **Inclusions:** | refrigerator in suite, dishwasher in suite |
| **Restrictions:** | None Known |
| **Main Floor** | Living Room · 18'10" × 12'11" · |
| **Main Floor** | Dining Room · 11'11" × 6'11" · |
| **Main Floor** | Kitchen · 15'1" × 8'9" · |
| **Main Floor** | Bedroom · 9'11" × 8'6" · |
| **Upper Level** | Bonus Room · 13'5" × 11'11" · |
| **Upper Level** | Bedroom - Primary · 13' × 12'6" · |
| **Upper Level** | Bedroom · 13'2" × 9'2" · |
| **Upper Level** | Bedroom · 10'10" × 9'5" · |
| **Upper Level** | Laundry · 6'3" × 5'2" · |

| | |
|---|---|
| **Suite** | Living Room · 12'5" × 12'4" · |
| **Suite** | Dining Room · 9'11" × 5'1" · |
| **Suite** | Kitchen · 9'5" × 7'10" · |
| **Suite** | Bedroom · 17'3" × 9'10" · |
| **Suite** | Laundry · Measurements not available · |
| **Title to Land:** | Fee Simple |
| **Community Features:** | Park, Playground, Sidewalks |
| **Interior Features:** | Breakfast Bar, High Ceilings, Kitchen Island, Open Floorplan, Pantry, Separate Entrance, Storage, Walk-In Closet(s) |
| **Exterior Features:** | Other |
| **Patio And Porch Features:** | Deck, Front Porch |
| **Lot Features:** | Back Lane, Back Yard, Front Yard, Landscaped, Lawn, Rectangular Lot, See Remarks |
| **Num. of Parcels:** | 0 |
| **Fencing:** | Fenced |
| **Region:** | Calgary |
| **Zone:** | CAL Zone N |
| **Zoning:** | R-G |
| **Listed Date:** | Sep 25, 2026 |

### Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/52-lucas-street-nw-calgary-a2348032/

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

Data was last updated November 23, 2026 at 02:05 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.