

# \$685,000 - 14874 1 Street Ne, Calgary

MLS® #A2215843

**\$685,000**

4 Bedroom, 4.00 Bathroom, 1,527 sqft

Residential on 0.06 Acres

Livingston, Calgary, Alberta

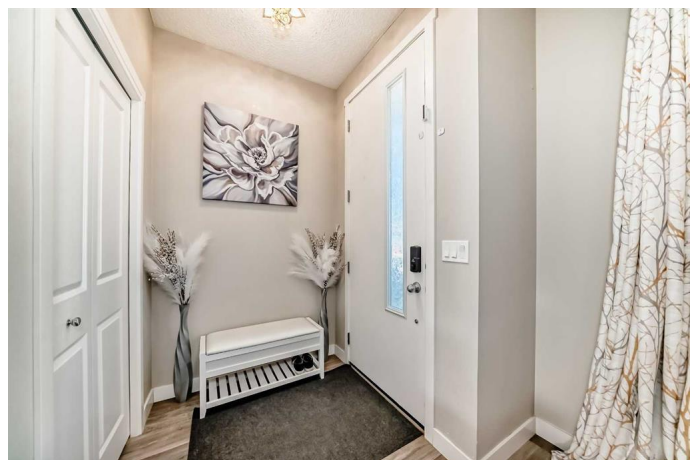
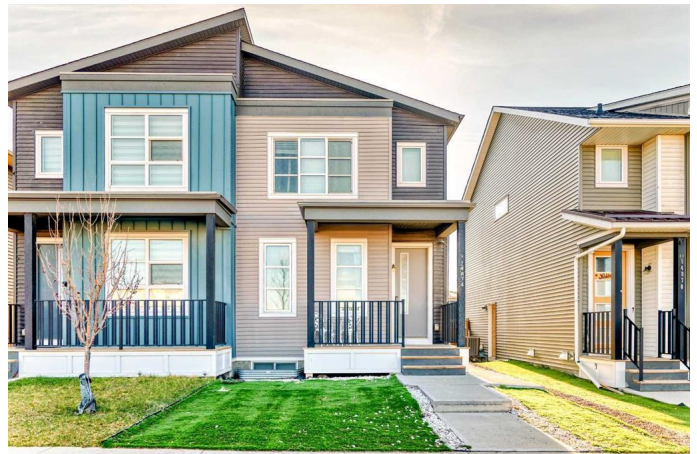
Fantastic opportunity for first-time buyers, investors, or multi-generational living! Welcome to this stylish semi-detached home in the thriving community of Livingston.

Featuring an open floor plan with 9-foot ceilings, this home offers 3 generously sized bedrooms, 2.5 bathrooms, and a versatile bonus room upstairs â€” perfect for a home office, playroom, or second living space. The main floor impresses with a modern kitchen equipped with quartz countertops, stainless steel appliances, and a spacious dining and living area filled with natural light. The fully developed 1-bedroom LEGAL basement suite offers a private entrance, its own laundry, full kitchen, and bathroom â€” a great mortgage helper or investment opportunity. Completing the home is an oversized double detached garage, ideal for extra storage or a workshop. Located close to schools, shopping, HOA amenities (community center, splash park, skating rink, playgrounds), and major road access. A perfect blend of functionality, style, and income potential â€” donâ€™t miss out!

Built in 2020

## Essential Information

|           |           |
|-----------|-----------|
| MLS® #    | A2215843  |
| Price     | \$685,000 |
| Bedrooms  | 4         |
| Bathrooms | 4.00      |



|                |                        |
|----------------|------------------------|
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 1,527                  |
| Acres          | 0.06                   |
| Year Built     | 2020                   |
| Type           | Residential            |
| Sub-Type       | Semi Detached          |
| Style          | 2 Storey, Side by Side |
| Status         | Active                 |

### Community Information

|             |                   |
|-------------|-------------------|
| Address     | 14874 1 Street Ne |
| Subdivision | Livingston        |
| City        | Calgary           |
| County      | Calgary           |
| Province    | Alberta           |
| Postal Code | T3P 0Z3           |

### Amenities

|                |                        |
|----------------|------------------------|
| Amenities      | Other                  |
| Parking Spaces | 2                      |
| Parking        | Double Garage Detached |
| # of Garages   | 2                      |

### Interior

|                   |                                                                                                         |
|-------------------|---------------------------------------------------------------------------------------------------------|
| Interior Features | Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, See Remarks, Separate Entrance |
| Appliances        | Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked                      |
| Heating           | Forced Air, Natural Gas                                                                                 |
| Cooling           | None                                                                                                    |
| Has Basement      | Yes                                                                                                     |
| Basement          | Full, Suite                                                                                             |

### Exterior

|                   |                          |
|-------------------|--------------------------|
| Exterior Features | Balcony, Private Yard    |
| Lot Description   | Back Lane                |
| Roof              | Asphalt Shingle          |
| Construction      | Vinyl Siding, Wood Frame |

Foundation                      Poured Concrete

**Additional Information**

Date Listed                      April 28th, 2025  
Days on Market                4  
Zoning                              R-G  
HOA Fees                         480  
HOA Fees Freq.                ANN

**Listing Details**

Listing Office                    Real Broker

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