

# \$229,000 - 1110, 350 Livingston Common Ne, Calgary

MLS® #A2196178

**\$229,000**

1 Bedroom, 1.00 Bathroom, 516 sqft

Residential on 0.05 Acres

Livingston, Calgary, Alberta

Great Investment or first time property buyer opportunity! The location is easily accessible, with quick access to the airport and across the city via Stoney Trail. The MAVERICK building built by Homes by Avi offers trendy, maintenance-free living in the new North. This gorgeous 1-bedroom apartment has luxury vinyl plank flooring in the kitchen, which features stainless steel appliances, quartz countertops, and ample storage space. The living room provides access to a full-width covered balcony, roomy enough for a barbecue, and furniture, which could be a great spot to relax. Enjoy the convenience of in-suite laundry and storage. - it offers everything you could need. There are so many amenities in the area - hockey rinks, skate board parks, Livingston Pump Track (for kids to practice bike tricks), tennis court, indoor gym, picnic area and splash park, walking path around the ponds, off leash park. Nearby retail services include Superstore, Costco and Crossiron Mills Mall and Theatre. This community has it all! Overall, this property in Livingston is a great option for anyone looking for a stylish, low-maintenance apartment with easy access to amenities and transportation. Call TODAY to view!

Built in 2018

## Essential Information

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Price	\$229,000
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	516
Acres	0.05
Year Built	2018
Type	Residential
Sub-Type	Apartment
Style	Low-Rise(1-4)
Status	Active

### **Community Information**

Address	1110, 350 Livingston Common Ne
Subdivision	Livingston
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3P 1M5

### **Amenities**

Amenities	Elevator(s), Snow Removal, Visitor Parking
Parking Spaces	1
Parking	Titled, Stall

### **Interior**

Interior Features	No Animal Home, No Smoking Home, Quartz Counters
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
# of Stories	4

### **Exterior**

Exterior Features	Balcony, Playground
Construction	Composite Siding, Concrete, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	February 20th, 2025
Days on Market	49
Zoning	M-2
HOA Fees	400
HOA Fees Freq.	ANN

### **Listing Details**

Listing Office	TrustPro Realty
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