

273 Lucas Avenue NW Calgary, Alberta

MLS # A2252872



\$519,999

| Division: | Livingston | | | | |
|-----------|------------------------|--------|------------------|--|--|
| Type: | Residential/Five Plus | | | | |
| Style: | 2 Storey | | | | |
| Size: | 1,460 sq.ft. | Age: | 2021 (4 yrs old) | | |
| Beds: | 3 | Baths: | 2 full / 1 half | | |
| Garage: | Double Garage Attached | | | | |
| Lot Size: | - | | | | |
| Lot Feat: | Back Lane | | | | |

| Heating: | Forced Air, Natural Gas | Water: | - |
|-------------|--------------------------|------------|--------|
| Floors: | Carpet, Vinyl | Sewer: | - |
| Roof: | Asphalt Shingle | Condo Fee: | \$ 298 |
| Basement: | Full, Unfinished | LLD: | - |
| Exterior: | Vinyl Siding, Wood Frame | Zoning: | M-Gd60 |
| Foundation: | Poured Concrete | Utilities: | - |

Features: No Animal Home

Inclusions: Blinds

Welcome to this beautifully designed 3-bedroom, 2.5-bathroom condo townhouse offering 1,460 sq. ft. of modern living space, complete with thoughtful upgrades and versatile living areas. The main floor features an open-concept layout with a bright living and dining area, a stylish kitchen with ample cabinetry, and a convenient den/home office — perfect for remote work or study. Upstairs, enjoy a bonus room that provides flexible space for a second living area, playroom, or media room. The upper level also includes a spacious primary suite with a walk-in closet and private ensuite, two additional bedrooms, and the convenience of second-floor laundry. Additional highlights include a double attached garage, ample storage, and a low-maintenance lifestyle in a well-managed community. Don't miss this exceptional opportunity — schedule your showing today!