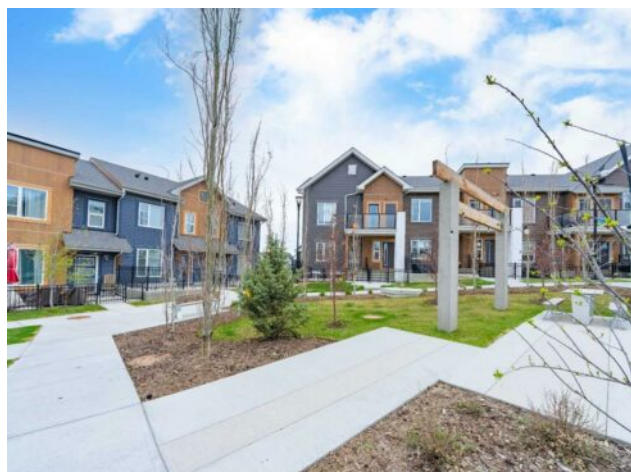


168 Livingstone Common NE
Calgary, Alberta**MLS # A2221391****\$359,900**

Division:	Livingston		
Type:	Residential/Five Plus		
Style:	Townhouse-Stacked		
Size:	775 sq.ft.	Age:	2022 (3 yrs old)
Beds:	2	Baths:	2
Garage:	Insulated, Off Street, Tandem		
Lot Size:	-		
Lot Feat:	See Remarks		

Heating:	Central, Fireplace Insert, Fireplace(s), Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Linoleum, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 212
Basement:	Separate/Exterior Entry, See Remarks	LLD:	-
Exterior:	See Remarks, Vinyl Siding, Wood Frame	Zoning:	RE 0410
Foundation:	Poured Concrete	Utilities:	-
Features:	Closet Organizers, No Smoking Home, Quartz Counters, See Remarks		

Inclusions: N/A

Great value in this bright ground level end unit, it offers two bedroom two full bathroom in the community of Livingstone. This community has lots of amenities, tennis courts, club house plus much more. Note size of garage, could park two small or midsize cars. Spacious open concept layout ideal for entertaining, kitchen has all stainless steel appliances, main floor laundry. Full 4pce ensuite off primary bedroom. Located right across from court yard and just a short walk from visitor parking. (849 sqft exterior size, 775 sqft interior size)