

\$449,900 - 14770 1st Street Nw, Calgary

MLS® #A2174994

\$449,900

3 Bedroom, 3.00 Bathroom, 1,318 sqft
Residential on 0.00 Acres

Livingston, Calgary, Alberta

Welcome to the Fen by Rohit Homes! This stylish 1,317 sq. ft. townhome in the thriving community of Livingston, NW Calgary, offers the perfect mix of comfort and convenience. With 3 bedrooms, 2.5 baths, and a single attached garage, this home is thoughtfully designed for modern living. The main floor boasts a spacious kitchen, ideal for meal prep and gatherings, which flows into a bright living and dining area with access to a private balcony. Upstairs, you'll find the primary bedroom, complete with a walk-in closet, ensuite, and a second balcony, creating a peaceful retreat. Two additional bedrooms, a stacked laundry, and a shared full bath provide convenience and space for family or guests. The interior design finishings have been meticulously selected by award-winning designer Louis Duncan-He, whose work has been featured in Architectural Digest, Style at Home, House and Home Magazine, and HGTV. Upgraded light fixtures, sophisticated herringbone flooring, and black and gold hardware throughout add a touch of elegance and style. Livingston offers easy access to major roads, shopping, dining, and recreation. Once completed, this vibrant community will feature over 1,000 acres of residential and commercial areas, beautiful parks, pathways, and a state-of-the-art Homeowners Association facility. Make the Fen your new home and enjoy all that this growing community has to offer! Contact us for more details!



Built in 2025

Essential Information

MLS® #	A2174994
Price	\$449,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,318
Acres	0.00
Year Built	2025
Type	Residential
Sub-Type	Row/Townhouse
Style	Stacked Townhouse
Status	Active

Community Information

Address	14770 1st Street Nw
Subdivision	Livingston
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3P2M3

Amenities

Amenities	Park
Parking Spaces	1
Parking	Single Garage Attached
# of Garages	1

Interior

Interior Features	Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, Walk-In Closet(s), Vinyl Windows
Appliances	Dishwasher, Electric Range, Microwave, Refrigerator, Washer/Dryer
Heating	Forced Air
Cooling	None
Basement	None

Exterior

Exterior Features	Balcony
Lot Description	Other
Roof	Asphalt Shingle
Construction	Concrete, Wood Frame, Cement Fiber Board
Foundation	Poured Concrete

Additional Information

Date Listed	November 1st, 2024
Days on Market	131
Zoning	DC
HOA Fees	467
HOA Fees Freq.	ANN

Listing Details

Listing Office	eXp Realty
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