

# \$699,900 - 59 Howse Manor Ne, Calgary

MLS® #A2258790

**\$699,900**

5 Bedroom, 5.00 Bathroom, 2,180 sqft  
Residential on 0.08 Acres

Livingston, Calgary, Alberta

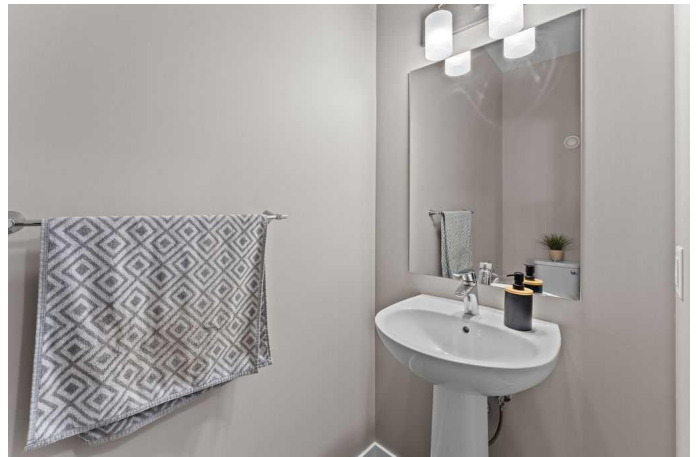
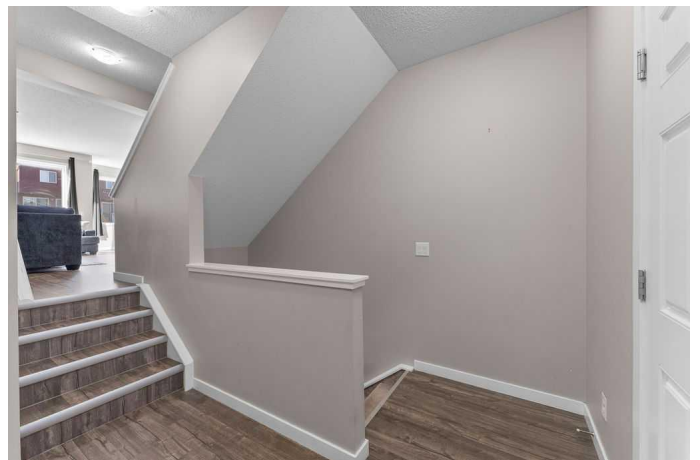
Welcome to this beautifully designed 2180 sqft detached home in the sought-after community of Livingston. Offering the perfect blend of space, functionality, and convenience, this property is ideal for growing families.

Step inside to discover a thoughtful layout featuring 4 spacious bedrooms and 3.5 bathrooms, including a main floor bedroom with its own full washroom—perfect for guests or multi-generational living. The large, open rooms throughout the home provide comfort and versatility for both daily living and entertaining.

The finished basement with 1 generous size bedroom, den and full washroom expands your living space even further, while the oversized double attached garage plus an additional rear parking pad ensure plenty of room for vehicles and storage. With no neighbours behind, you'll also enjoy added privacy and serene views. Upcoming shopping complex at a walking distance is expected to be up and running soon.

Located just steps from parks and green spaces, and only minutes from major amenities and easy access to Stoney Trail, this home offers both convenience and lifestyle.

Don't miss the opportunity to own this exceptional property in one of Calgary's



most vibrant communities!

Built in 2017

### Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2258790    |
| Price          | \$699,900   |
| Bedrooms       | 5           |
| Bathrooms      | 5.00        |
| Full Baths     | 4           |
| Half Baths     | 1           |
| Square Footage | 2,180       |
| Acres          | 0.08        |
| Year Built     | 2017        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

### Community Information

|             |                   |
|-------------|-------------------|
| Address     | 59 Howse Manor Ne |
| Subdivision | Livingston        |
| City        | Calgary           |
| County      | Calgary           |
| Province    | Alberta           |
| Postal Code | T3P0X2            |

### Amenities

|                |                                      |
|----------------|--------------------------------------|
| Amenities      | Clubhouse, Park, Parking, Playground |
| Parking Spaces | 5                                    |
| Parking        | Double Garage Attached, Parking Pad  |
| # of Garages   | 2                                    |

### Interior

|                   |                                                                                                  |
|-------------------|--------------------------------------------------------------------------------------------------|
| Interior Features | Closet Organizers, High Ceilings, No Smoking Home, Soaking Tub, Vinyl Windows, Walk-In Closet(s) |
| Appliances        | Dishwasher, Dryer, Electric Range, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer   |
| Heating           | Forced Air                                                                                       |

|                 |                   |
|-----------------|-------------------|
| Cooling         | None              |
| Fireplace       | Yes               |
| # of Fireplaces | 1                 |
| Fireplaces      | Electric          |
| Has Basement    | Yes               |
| Basement        | Finished, Partial |

## Exterior

|                   |                                                   |
|-------------------|---------------------------------------------------|
| Exterior Features | Playground                                        |
| Lot Description   | Back Lane, Back Yard, Front Yard, Rectangular Lot |
| Roof              | Asphalt Shingle                                   |
| Construction      | Concrete, Vinyl Siding, Wood Frame                |
| Foundation        | Poured Concrete                                   |

## Additional Information

|                |                      |
|----------------|----------------------|
| Date Listed    | September 19th, 2025 |
| Days on Market | 2                    |
| Zoning         | R-G                  |
| HOA Fees       | 473                  |
| HOA Fees Freq. | ANN                  |

## Listing Details

|                |                        |
|----------------|------------------------|
| Listing Office | Royal LePage Solutions |
|----------------|------------------------|

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