

# \$289,000 - 14657 1 Street Ne, Calgary

MLS® #A2186636

**\$289,000**

1 Bedroom, 1.00 Bathroom, 540 sqft  
Residential on 0.00 Acres

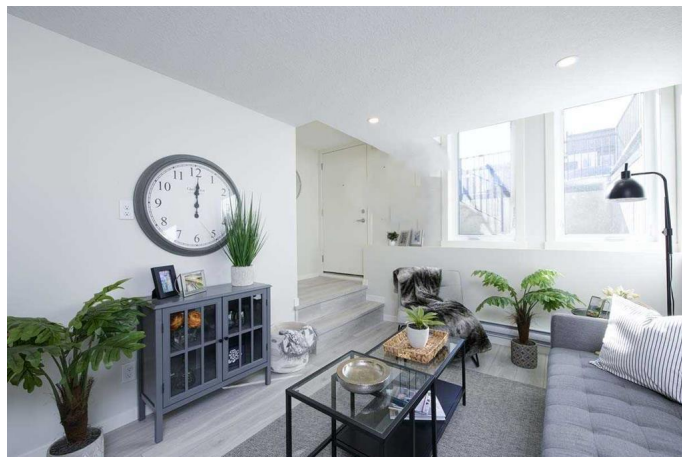
Livingston, Calgary, Alberta

The Braeburn floorplan is a compact one-bedroom, one-bathroom townhome designed for comfort and efficiency. This home will include superior insulation, triple-pane windows, and advanced construction techniques that keep energy costs low and comfort high. Inside, you'll find a fully equipped kitchen with modern appliances and a convenient eating counter connected to a stylish living area perfect for relaxation or entertaining. The separate bedroom offers a peaceful retreat, and the adjacent bathroom boasts quality fixtures and finishes. This home also includes an outdoor living space, extending your living area and providing the perfect morning coffee or evening relaxation spot. The Braeburn offers a smart, efficient introduction to homeownership. Every square foot of this home is thoughtfully designed to maximize functionality, energy efficiency and style. Photos are representative.

Built in 2024

## Essential Information

MLS® #	A2186636
Price	\$289,000
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	540
Acres	0.00



Year Built	2024
Type	Residential
Sub-Type	Row/Townhouse
Style	Townhouse
Status	Active

### **Community Information**

Address	14657 1 Street Ne
Subdivision	Livingston
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T4B3P6

### **Amenities**

Amenities	None
Parking Spaces	1
Parking	Stall

### **Interior**

Interior Features	Breakfast Bar, Closet Organizers, Kitchen Island, Open Floorplan, Recessed Lighting, Stone Counters, Low Flow Plumbing Fixtures
Appliances	Dishwasher, Dryer, Refrigerator, Stove(s), Washer, Range
Heating	Electric, Baseboard
Cooling	None
Basement	None

### **Exterior**

Exterior Features	Private Entrance, Lighting
Lot Description	Landscaped, Low Maintenance Landscape, Close to Clubhouse
Roof	Asphalt Shingle
Construction	Cement Fiber Board, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	January 10th, 2025
Days on Market	86
Zoning	TBD
HOA Fees	468

HOA Fees Freq. ANN

## **Listing Details**

Listing Office Bode Platform Inc.

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