

# \$241,005 - 905, 60 Howse Lane Ne, Calgary

MLS® #A2261714

## \$241,005

1 Bedroom, 1.00 Bathroom, 441 sqft  
Residential on 0.00 Acres

Livingston, Calgary, Alberta

LIMITED TIME PROMOTION - Choose 2 of 3:  
| FREE A/C (SUPPLY & INSTALL) | 2 YEARS  
FREE CONDO FEES | \$5,000 TOWARD  
WINDOW COVERINGS! Introducing the  
Meridian at Livingston by Brookfield  
Residential “where style meets  
convenience. This 1 bedroom, 1 bathroom  
townhome is perfect for first-time buyers or  
investors, offering a bright, open-concept  
layout with and upgraded finishes throughout.  
The “Coltrane”™ model features a sleek  
kitchen with quartz countertops, stainless steel  
appliances, full-height cabinetry, a pantry, and  
a spacious peninsula island with seating. The  
south-facing windows fill the living and dining  
areas with natural light, creating a warm and  
inviting atmosphere all day long. The generous  
primary bedroom includes a large closet and  
patio views, while a 4-piece bath, in-suite  
laundry, and extra storage add everyday  
practicality. Complete with a titled parking stall,  
this home is set in Livingston, a vibrant new  
community with parks, playgrounds, a dog  
park, the HOA facility (Livingston Hub), and  
convenient access to major routes. Don’t  
miss the chance to own a brand new  
low-maintenance home with incredible value in  
one of Calgary’s most exciting new  
neighbourhoods. Builder warranty and Alberta  
New Home Warranty are included - allowing  
you to purchase with peace of mind. \*\*Please  
note: photos are of a staged home and exact  
finishes will vary.



Built in 2025

Essential Information

|                |                   |
|----------------|-------------------|
| MLS® #         | A2261714          |
| Price          | \$241,005         |
| Bedrooms       | 1                 |
| Bathrooms      | 1.00              |
| Full Baths     | 1                 |
| Square Footage | 441               |
| Acres          | 0.00              |
| Year Built     | 2025              |
| Type           | Residential       |
| Sub-Type       | Row/Townhouse     |
| Style          | Stacked Townhouse |
| Status         | Active            |

Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 905, 60 Howse Lane Ne |
| Subdivision | Livingston            |
| City        | Calgary               |
| County      | Calgary               |
| Province    | Alberta               |
| Postal Code | T3P 2Z6               |

Amenities

|                |                 |
|----------------|-----------------|
| Amenities      | Visitor Parking |
| Parking Spaces | 1               |
| Parking        | Stall           |

Interior

|                   |                                                                                 |
|-------------------|---------------------------------------------------------------------------------|
| Interior Features | No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, Vinyl Windows |
| Appliances        | Dishwasher, Dryer, Microwave Hood Fan, Range, Refrigerator, Washer              |
| Heating           | Forced Air                                                                      |
| Cooling           | Rough-In                                                                        |
| Basement          | None                                                                            |

Exterior

|                   |                                |
|-------------------|--------------------------------|
| Exterior Features | BBQ gas line, Private Entrance |
|-------------------|--------------------------------|

|                 |                 |
|-----------------|-----------------|
| Lot Description | Back Lane       |
| Roof            | Asphalt Shingle |
| Construction    | Wood Frame      |
| Foundation      | Poured Concrete |

**Additional Information**

|                |                   |
|----------------|-------------------|
| Date Listed    | October 2nd, 2025 |
| Days on Market | 13                |
| Zoning         | M-1               |
| HOA Fees       | 445               |
| HOA Fees Freq. | ANN               |

**Listing Details**

|                |         |
|----------------|---------|
| Listing Office | Charles |
|----------------|---------|



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