

# \$939,900 - 240 Lucas Crescent Nw, Calgary

MLS® #A2237447

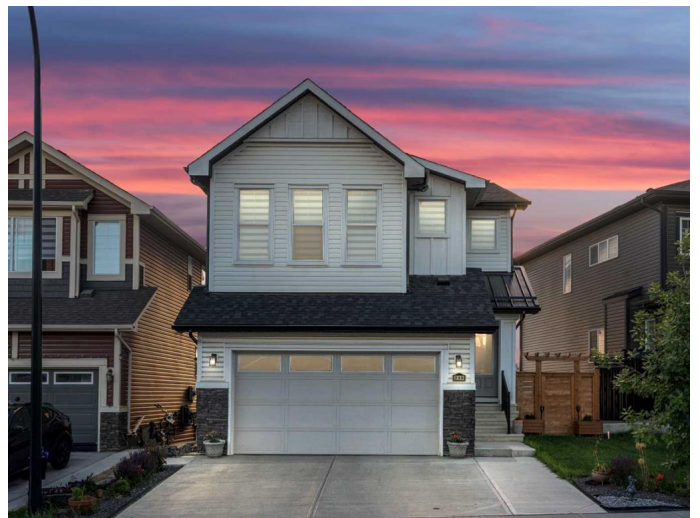
**\$939,900**

6 Bedroom, 5.00 Bathroom, 2,552 sqft

Residential on 0.13 Acres

Livingston, Calgary, Alberta

Stunning 6-Bedroom Walk-Out Home on a 5,791 Sq. Ft. Lot in Award-Winning Livingston NW! Welcome to your dream home in Livingston, proudly voted Best New Community in Calgary's NW! This fully developed 6-bedroom, 4.5-bathroom home is nestled on a spacious 5,791 sq. ft. lot and offers over 2,550 sq. ft. of total living space – the perfect blend of luxury, comfort, and versatility for large families or smart investors. From the moment you enter, you'll be impressed by the open-concept design, high-end finishes, and thoughtful layout throughout. Main Floor Features: Chef's kitchen with quartz countertops, full-height cabinetry, gas cooktop, built-in wall oven & microwave, chimney hood fan. Spice kitchen with extra cabinetry and second sink – ideal for entertaining or family cooking. Spacious living and dining areas leading to a raised deck overlooking a fully landscaped, fenced backyard. Versatile main-floor flex room – perfect as an office, guest suite, or playroom. Upstairs Retreat: Large bonus room for extra living space, Convenient laundry room with built-in shelving, Elegant primary suite with breathtaking views, a spa-style ensuite (double vanity, soaker tub, separate shower), and walk-in closet, Second primary suite with its own ensuite and walk-in closet. Two more generously sized bedrooms with a shared full bath. Fully Finished Walk-Out Basement: 9' ceilings, large recreation area, 6th bedroom, full bathroom, and separate laundry.



Excellent for multi-generational living.  
Additional Highlights: Double attached garage with wrap-around exterior lighting, Extra cement-paved front parking stall, Two high-efficiency furnaces and central A/C, Close to parks, walking trails, transit, and new schools, Quick access to major shopping, amenities, and highways. Whether you're upsizing, investing, or planning for the future, this spectacular home checks every box – all set in one of NW Calgary’s most vibrant, family-friendly communities. Don’t miss out – book your private showing today!

Built in 2019

**Essential Information**

MLS® #	A2237447
Price	\$939,900
Bedrooms	6
Bathrooms	5.00
Full Baths	4
Half Baths	1
Square Footage	2,552
Acres	0.13
Year Built	2019
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

**Community Information**

Address	240 Lucas Crescent Nw
Subdivision	Livingston
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3P 1M8

**Amenities**

Amenities	Park, Playground, Dog Run
Parking Spaces	5
Parking	Double Garage Attached
# of Garages	2

## Interior

Interior Features	Breakfast Bar, Double Vanity, High Ceilings, Kitchen Island, No Animal Home, Pantry, Quartz Counters, Separate Entrance, Walk-In Closet(s), Bar
Appliances	Built-In Oven, Central Air Conditioner, Dishwasher, Electric Stove, Gas Cooktop, Microwave, Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings, Electric Oven
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
Has Basement	Yes
Basement	Exterior Entry, Finished, Full, Walk-Up To Grade

## Exterior

Exterior Features	Balcony, Private Yard, Dog Run, Garden
Lot Description	Back Yard, Landscaped, Dog Run Fenced In
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	July 11th, 2025
Days on Market	58
Zoning	R-G
HOA Fees	450
HOA Fees Freq.	ANN

## Listing Details

Listing Office	MaxWell Capital Realty
----------------	------------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.