

# \$236,900 - 14639 1 Street Ne, Calgary

MLS® #A2261585

**\$236,900**

1 Bedroom, 1.00 Bathroom, 539 sqft  
Residential on 0.00 Acres

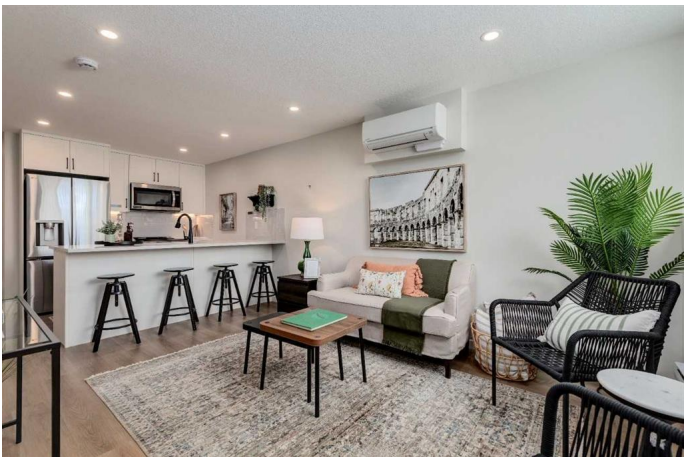
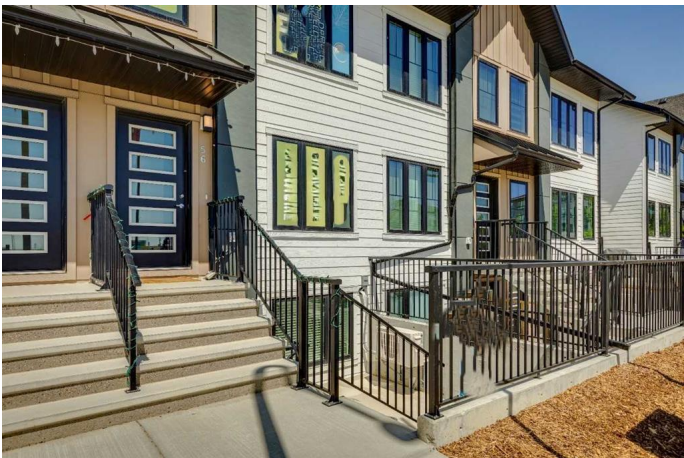
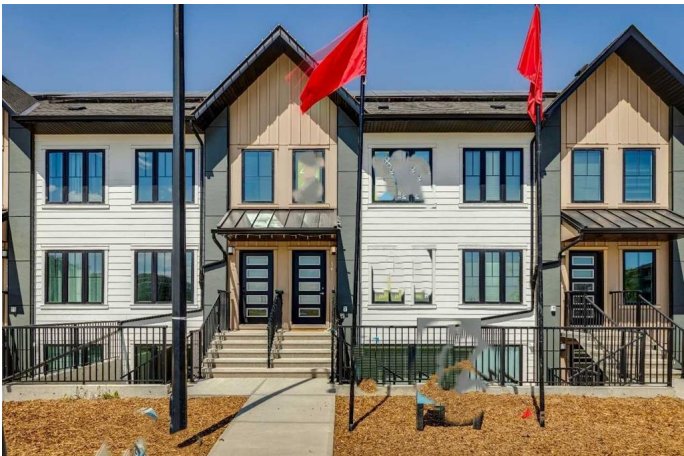
Livingston, Calgary, Alberta

Welcome to the Braeburn at ZEN Livingston – a stylish, energy-efficient townhome built by a NET ZERO builder! Offering 518 sq.ft. of thoughtfully designed space, this 1 BED, 1 BATH home features triple-pane windows, advanced insulation, and modern construction that keeps utility bills low and comfort high. The open-concept main floor boasts Cicero Luxury Vinyl Plank flooring, and a bright living area. The sleek kitchen is complete with white ice quartz countertops and a 6-piece Whirlpool appliance package. Built with HARDIE BOARD siding (hail/fire-resistant) for long-lasting durability. Be part of a vibrant community just steps from the Livingston Hub with splash park, rink, courts & more! Plus, enjoy quick access to Stoney Trail (3 min), YYC Airport (13 min), and CrossIron Mills (11 min). Photos are representative.

Built in 2025

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | A2261585  |
| Price          | \$236,900 |
| Bedrooms       | 1         |
| Bathrooms      | 1.00      |
| Full Baths     | 1         |
| Square Footage | 539       |
| Acres          | 0.00      |
| Year Built     | 2025      |



|          |                   |
|----------|-------------------|
| Type     | Residential       |
| Sub-Type | Row/Townhouse     |
| Style    | Stacked Townhouse |
| Status   | Active            |

### Community Information

|             |                   |
|-------------|-------------------|
| Address     | 14639 1 Street Ne |
| Subdivision | Livingston        |
| City        | Calgary           |
| County      | Calgary           |
| Province    | Alberta           |
| Postal Code | T4B 3P6           |

### Amenities

|                |                 |
|----------------|-----------------|
| Amenities      | None            |
| Parking Spaces | 1               |
| Parking        | Assigned, Stall |

### Interior

|                   |                                                                                                                                                                       |
|-------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Breakfast Bar, Closet Organizers, Kitchen Island, Low Flow Plumbing Fixtures, Open Floorplan, Recessed Lighting, Separate Entrance, Stone Counters, Walk-In Closet(s) |
| Appliances        | Dishwasher, Dryer, Electric Range, Microwave Hood Fan, Refrigerator, Washer                                                                                           |
| Heating           | Baseboard, Natural Gas                                                                                                                                                |
| Cooling           | Other                                                                                                                                                                 |
| Basement          | None                                                                                                                                                                  |

### Exterior

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

### Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | October 7th, 2025 |
| Days on Market | 13                |
| Zoning         | TBD               |
| HOA Fees       | 468               |

HOA Fees Freq.     ANN

**Listing Details**

Listing Office             Bode Platform Inc.

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