

\$849,900 - 179 Herron Rise Ne, Calgary

MLS® #A2219150

\$849,900

5 Bedroom, 3.00 Bathroom, 2,255 sqft
Residential on 0.10 Acres

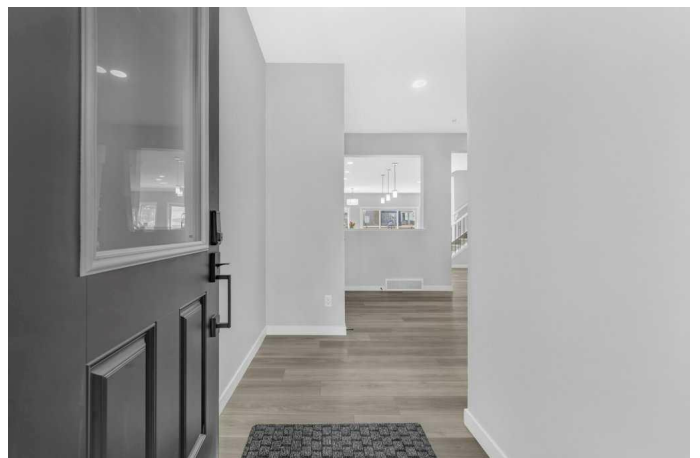
Livingston, Calgary, Alberta

OPEN HOUSE SATURDAY, MAY 31, 12-2 PM. 5 BEDROOMS | SPICE KITCHEN | MAIN FLOOR BEDROOM | MAIN FLOOR FULL BATH in the heart of Livingston, offering a separate side entrance â€” perfect for future rental potential or extended family. Step inside and experience an open-concept main floor featuring a bright and spacious layout, complete with a southwest-facing large backyard that floods the home with natural light.

The main level offers a bedroom with a full bathroom, ideal for guests or multigenerational living. The heart of the home is the fully upgraded kitchen, showcasing quartz countertops, a built-in microwave, stainless steel hood fan, and an electric range. Just off the main kitchen is a SPICE KITHCEN with a gas range, extra pantry storage, a window for ventilation, and additional prep space â€” perfect for passionate home cooks.

Enjoy cozy evenings in the living room around the FIREPLACE TILE TO CEILING, while the triple-panel patio door and large windows frame the beautifully sunlit southwest backyard. The yard is truly special â€” large enough for summer barbecues, kidsâ€™™ playsets, or even a future garden oasis.

Upstairs, youâ€™™ll find metal spindle railings leading to a large bonus room with VAULTED CEILINGS, a SKYLIGHT, and extra pot lights



â€” the perfect space for a media room or family lounge. The primary bedroom is generously sized, featuring more southwest light and a spa-like en-suite with a soaker tub, tiled walls, standing shower, double sinks, and a large walk-in closet. Three additional bedrooms, a thoughtfully designed laundry room with upgraded washer/dryer, and even a small office nook in one of the rooms make this home truly complete.

Located in vibrant Livingston, youâ€™ll enjoy access to the community centre, nearby parks, playgrounds, schools, and major shopping hubs like CrossIron Mills. With easy access to Stoney Trail, commuting around the city is a breeze. Book your showing today!

Built in 2024

Essential Information

MLS® #	A2219150
Price	\$849,900
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	2,255
Acres	0.10
Year Built	2024
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	179 Herron Rise Ne
Subdivision	Livingston
City	Calgary
County	Calgary
Province	Alberta

Postal Code T3P2G2

Amenities

Amenities Clubhouse, Dog Run, Park, Playground
Parking Spaces 4
Parking Double Garage Attached
of Garages 2

Interior

Interior Features Bidet, Built-in Features, Chandelier, Crown Molding, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, Separate Entrance, Skylight(s), Soaking Tub, Stone Counters, Vaulted Ceiling(s)
Appliances Dishwasher, Dryer, Electric Range, Gas Range, Microwave, Range Hood, Washer
Heating Central
Cooling None
Fireplace Yes
of Fireplaces 1
Fireplaces Electric
Has Basement Yes
Basement Exterior Entry, Full, Unfinished

Exterior

Exterior Features BBQ gas line, Lighting, Rain Gutters
Lot Description Back Yard, Front Yard, Level, See Remarks
Roof Asphalt Shingle
Construction Concrete, Stone, Vinyl Siding, Wood Frame
Foundation Poured Concrete

Additional Information

Date Listed May 9th, 2025
Days on Market 27
Zoning R-G
HOA Fees 467
HOA Fees Freq. ANN

Listing Details

Listing Office Amovista

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