

\$748,000 - 109 Citadel Crest Circle Nw, Calgary

MLS® #A2120482

\$748,000

5 Bedroom, 4.00 Bathroom, 1,843 sqft

Residential on 0.11 Acres

Citadel, Calgary, Alberta

Experience Modern Family Living in this recently renovated 2-Storey Home nestled in a family-oriented neighbourhood! Boasting an open and functional floor plan, this home is flooded with natural light, creating a warm and inviting atmosphere throughout. The main floor plan features, a new chef-friendly kitchen with ample cabinets, quartz countertops, and stainless steel appliances; informal dining nook with access to the rear yard and large deck; and welcoming Great Room adjacent to the kitchen. A front office, 2-piece powder room, and convenient main floor laundry complete this level. Upstairs you are treated to a spacious Bonus Room with vaulted ceiling, skylights, and cozy gas fireplace. A great spot to watch a movie or your favourite TV series. On this level there is also a generous size primary bedroom with walk-in closet and a 4 piece ensuite complete with jetted tub; 2 additional bedrooms and a full 4-piece bath. The fully developed lower level expands your living space with 2 more bedrooms, family room, 4-piece bath, and extra storage. Other special features include: new furnace, air conditioner, and hot water tank installed in 2020, renovated bathrooms, vinyl plank flooring, plush carpet, and neutral tone decor paint throughout. A large insulated double attached garage protects your toys & vehicles. Enjoy the convenience of living in a location that offers easy access to local schools, transit, LRT, major traffic routes, and a full array of shopping, restaurants, and



entertainment facilities at Crowfoot Crossing.
Don't miss out on the opportunity to make this
stunning home yours!

Built in 1996

Essential Information

MLS® #	A2120482
Price	\$748,000
Sold Price	\$728,000
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,843
Acres	0.11
Year Built	1996
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	109 Citadel Crest Circle Nw
Subdivision	Citadel
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3G 4G3

Amenities

Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	Kitchen Island, No Smoking Home, Quartz Counters, Skylight(s)
Appliances	Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer, Window Coverings

Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room, Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Playground
Lot Description	Landscaped
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	April 5th, 2024
Date Sold	April 17th, 2024
Days on Market	12
Zoning	R-C1
HOA Fees	0.00

Listing Details

Listing Office	RE/MAX Real Estate (Mountain View)
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