

\$580,000 - 179 Citadel Acres Close Nw, Calgary

MLS® #A2125372

\$580,000

5 Bedroom, 3.00 Bathroom, 1,026 sqft

Residential on 0.10 Acres

Citadel, Calgary, Alberta

Separate Entrance To Basement **Cancelled
Open House Saturday 11th May 2:30-4 pm**
Welcome to 179 Citadel Acres Close NW.

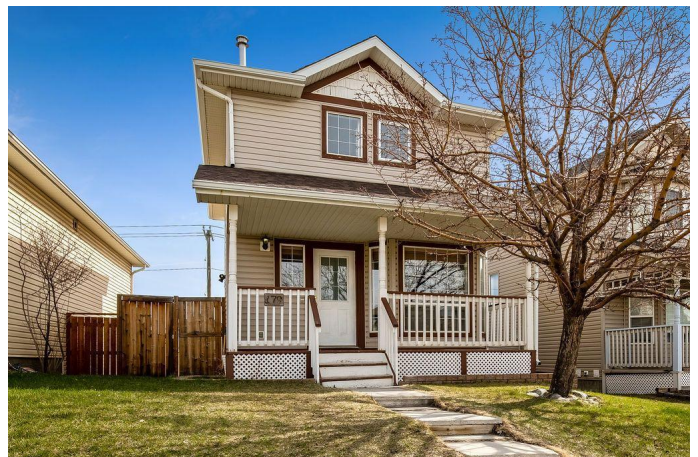
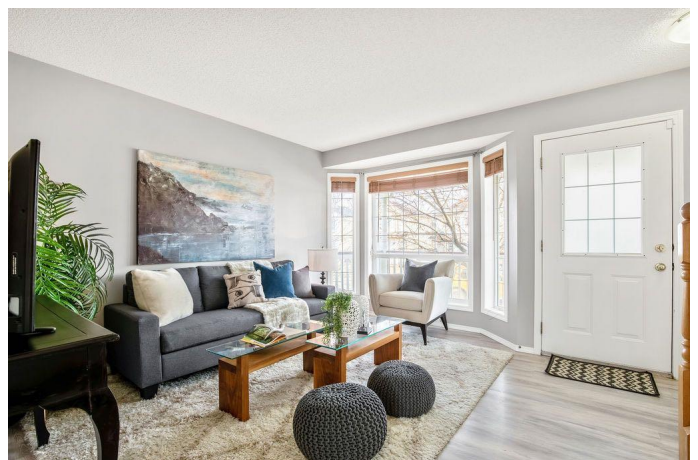
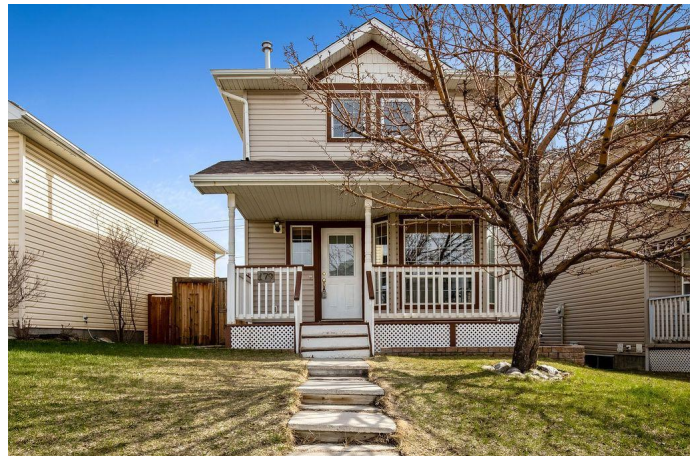
Whether you're looking for an ideal investment property or an affordable nice home for your family, this listing has it all. This great house has a separate entrance from the side if the house to the 2 bedrooms and 1 bathroom basement producing lot of potential for income generating from converting it to an AIRBNB unit or a rental unit (considering City of Calgary approval). With a total of five bedrooms (three upstairs and two downstairs) and 2.5 bathrooms spread over 1441 sf of developed area, this property is brimming with possibilities.

Enjoy outdoor living on the expansive two-tier deck spanning over 160 sf, and take advantage of the convenience of an oversized single detached garage. Just steps away from a park, it's the perfect spot for entertaining your kids.

Updates include a new water heater tank, ensuring efficiency and comfort. Plus, you'll appreciate the proximity to Stoney Trail, local schools, playgrounds, the LRT station, transit options, Beacon Hill Shopping Centre, and more.

Don't miss out on this exceptional opportunity! This property is sure to capture hearts and won't stay on the market for long.

Built in 2000



Essential Information

MLS® #	A2125372
Price	\$580,000
Sold Price	\$580,088
Bedrooms	5
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,026
Acres	0.10
Year Built	2000
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	179 Citadel Acres Close Nw
Subdivision	Citadel
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3G 5C9

Amenities

Parking Spaces	3
Parking	Single Garage Detached

Interior

Interior Features	Ceiling Fan(s), Laminate Counters, No Smoking Home, Separate Entrance, Storage, Vinyl Windows
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Separate/Exterior Entry, Finished, Full, Walk-Up To Grade

Exterior

Exterior Features	Balcony, Playground, Private Entrance, Private Yard
Lot Description	Back Lane, Back Yard, Low Maintenance Landscape
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	April 25th, 2024
Date Sold	May 18th, 2024
Days on Market	23
Zoning	R-C1N
HOA Fees	0.00

Listing Details

Listing Office	CIR Realty
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