

\$295,000 - 308, 4000 Citadel Meadow Point Nw, Calgary

MLS® #A2158763

\$295,000

2 Bedroom, 1.00 Bathroom, 832 sqft

Residential on 0.00 Acres

Citadel, Calgary, Alberta

Back on market due to financing. Welcome to the beautiful community of Citadel. This top floor, corner unit, 2 bedroom, 1 bathroom property offers everything you could need in an apartment condo. As you enter this gorgeous home you are greeted with tile and laminate flooring that brings you into the open concept living space which provides ample room to entertain or just a quiet night at home. The kitchen is well outfitted with a large amount maple cabinets, a mix of stainless steel and black stainless steel appliances, along with an island that adds to your counter space. The dining area and living room are seamlessly combined to offer relaxation and dining experiences along with beautiful windows showcasing the green space that the home backs on to. Your outdoor space is a quaint, covered patio giving you a lot of room for all of your outdoor furniture, grill, and gorgeous views of the serene green space along with privacy. The primary bedroom is large enough for all of your furniture needs and offers a double closet for additional storage. The second bedroom is very versatile with a Murphy bed allowing you to transform what could be your office or a workout room to a guest bedroom in a matter of minutes. Completing your new home is an in unit washer and dryer with additional storage, titled underground heated parking and a storage locker in a secured storage room. Your heat, water and electricity are included in your condo fees so all you need to do is move in



and enjoy. Citadel is an amazing community offering great schools, walking trails, shopping and many other amenities at your doorstep. Do not miss out on your opportunity to own a great apartment condo in one of the most desired communities in Calgary.

Built in 2003

Essential Information

MLS® #	A2158763
Price	\$295,000
Sold Price	\$295,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	832
Acres	0.00
Year Built	2003
Type	Residential
Sub-Type	Apartment
Style	Apartment
Status	Sold

Community Information

Address	308, 4000 Citadel Meadow Point Nw
Subdivision	Citadel
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3G 5N5

Amenities

Amenities	Elevator(s), Park, Secured Parking, Snow Removal, Visitor Parking
Parking Spaces	1
Parking	Parkade, Underground

Interior

Interior Features	Ceiling Fan(s), Kitchen Island, No Animal Home, No Smoking Home,
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	Open Floorplan
Appliances	Dishwasher, Electric Range, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer/Dryer Stacked, Window Coverings
Heating	Baseboard, Hot Water
Cooling	None
# of Stories	3

Exterior

Exterior Features	Balcony
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame

Additional Information

Date Listed	August 22nd, 2024
Date Sold	September 6th, 2024
Days on Market	15
Zoning	M-C1 d75
HOA Fees	0.00

Listing Details

Listing Office	eXp Realty
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