

\$849,000 - 73 Cityside Way Ne, Calgary

MLS® #A2176536

\$849,000

4 Bedroom, 3.00 Bathroom, 2,733 sqft

Residential on 0.18 Acres

Cityscape, Calgary, Alberta

RARE CHANCE TO OWN UPGRADED SPACIOUS DETACHED HOUSE ON MASSIVE 7,760 SQ FEET LOT. OVER \$100K OF UPGRADES. MOST POPULAR MODEL DESIGNED BY MATTAMY has plenty of room for the entire family. The house has an open main floor plan, you are greeted by SPACIOUS ENTRANCE, attractive HARDWOOD FLOORING through out, HIGH CEILINGS and 8FT DOORS makes the place feel more OPEN. Discover a chef's paradise in the fabulous kitchen, equipment with UPGRADED STAINLESS STEEL APPLIANCES, GRANITE countertops and a massive island. Has a separate SPICE KITCHEN with full pantry room. The dining area can comfortably fit a 10-seat table, perfect for hosting parties and you can relax by the cozy, GAS fireplace in the living room. Mudroom has built in shelves for your family's outerwear. A 2-piece bathroom completes the main level. A few steps up from main floor has FAMILY ROOM WITH HIGH CEILINGS perfect for movie nights or additional entertainment area for the guests. The upper level also has 9 FT ceilings, OVERSIZE MASTER BEDROOM WITH BATH OASIS- CUSTOMIZED SHOWER WITH GLASS ENCLOSURE, STAND ALONE SOAKER TUB, EXPANSIVE WALK IN CLOSET- a true retreat for fashion enthusiasts, 3 additional good size bedrooms, laundry room and a full 5-pc bathroom completes this floor. Basement has almost 800



sq feet of unfinished space waiting for your creative ideas. Pie-lot shaped lot with SUNNY SOUTH BACKYARD makes this HOUSE extra special- backing into a green belt with private access to WALKWAY, UNOBSTRUCTED MOUNTAIN VIEW. CLOSE TO SHOPPING, EASY ACCESS TO DEERFOOT, STONEY TRAIL, YYC, AND TRANSIT FRIENDLY. STILL UNDER NEW HOME WARRANTY, DONÂ€™T LET THIS SLIP AWAY, call your favorite realtor to book a showing to experience this amazing house in person!! ***ADDITIONAL PICS, VIRTUAL TOUR, FLOOR PLAN ARE IN SUPPLEMENT- CHECK IT OUT***

Built in 2019

Essential Information

MLS® #	A2176536
Price	\$849,000
Sold Price	\$822,500
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,733
Acres	0.18
Year Built	2019
Type	Residential
Sub-Type	Detached
Style	3 Level Split
Status	Sold

Community Information

Address	73 Cityside Way Ne
Subdivision	Cityscape
City	Calgary
County	Calgary
Province	Alberta

Postal Code T3N 1P1

Amenities

Parking Spaces 4

Parking Double Garage Attached

Interior

Interior Features Chandelier, Open Floorplan, Vinyl Windows, Walk-In Closet(s), Double Vanity, Granite Counters, High Ceilings, Vaulted Ceiling(s)

Appliances Dishwasher, Electric Range, Gas Stove, Microwave, Refrigerator, Washer/Dryer, Window Coverings

Heating Forced Air

Cooling None

Fireplace Yes

of Fireplaces 1

Fireplaces Gas

Has Basement Yes

Basement Full, Unfinished

Exterior

Exterior Features Private Yard, Playground, Private Entrance

Lot Description Back Yard, Views, Backs on to Park/Green Space, Front Yard, No Neighbours Behind, Pie Shaped Lot, Private, Street Lighting

Roof Asphalt Shingle

Construction Vinyl Siding

Foundation Poured Concrete

Additional Information

Date Listed October 31st, 2024

Date Sold December 7th, 2024

Days on Market 37

Zoning DC

HOA Fees 0.00

Listing Details

Listing Office eXp Realty

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