

\$459,800 - 12 Citadel Meadow Gardens Nw, Calgary

MLS® #A2197772

\$459,800

3 Bedroom, 4.00 Bathroom, 1,240 sqft
Residential on 0.00 Acres

Citadel, Calgary, Alberta

Welcome to the lovely NW community of Citadel. Here we have a beautifully renovated home with a bright and open concept floor plan. The main level has lots of natural light with a south facing living room with access into your backyard, a big kitchen with a dining room and a half bath. Upstairs we have 3 large bedrooms that include a primary bedroom with an ensuite bath plus another full bathroom. Basement is fully finished with a giant recreation/games room and yes with another full bathroom. Upgrades include all new flooring throughout, modern light fixtures, fresh paint, all new window coverings and stainless steel appliances. An oversized attached garage for convenience! Amenities include walking trails, bike paths, lots of green space all around the community, public transport just down the street, walking distance to public schools, lots of shopping nearby including the iconic Crowfoot Crossing with a lovely neighborhood movie theatre, popular restaurants, coffee shops, book stores, the YMCA and so much more! With super easy access to major routes like Stoney Trail, Crowchild Trail and Country Hills Blvd, this is the perfect location. So much to offer and priced so well, this will not last so call today!



Built in 2003

Essential Information

MLS® #

A2197772

Price	\$459,800
Bedrooms	3
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,240
Acres	0.00
Year Built	2003
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

Community Information

Address	12 Citadel Meadow Gardens Nw
Subdivision	Citadel
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3G 5N6

Amenities

Amenities	Visitor Parking
Parking Spaces	2
Parking	Parking Pad, Single Garage Attached
# of Garages	1

Interior

Interior Features	No Animal Home, No Smoking Home
Appliances	Dishwasher, Electric Stove, Garage Control(s), Range Hood, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Lighting
Lot Description	Backs on to Park/Green Space, Few Trees, Landscaped

Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	February 28th, 2025
Days on Market	14
Zoning	M-C1

Listing Details

Listing Office	RE/MAX Real Estate (Central)
----------------	------------------------------

Data is supplied by Pillar 9â„¸ MLSÂ® System. Pillar 9â„¸ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¸. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.