# \$644,800 - 57 Citadel Gardens Nw, Calgary

MLS® #A2202085

## \$644,800

2 Bedroom, 2.00 Bathroom, 1,232 sqft Residential on 0.10 Acres

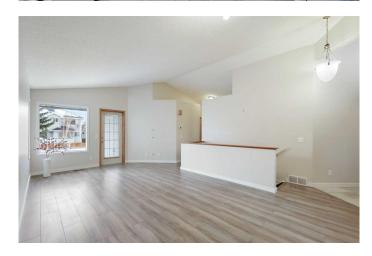
Citadel, Calgary, Alberta

Welcome Home to Your Citadel Bungalow

This beautifully maintained 1,232.22-square-foot bungalow is nestled on a quiet street in the highly sought-after community of Citadel. Designed to meet the needs of both families and seniors, this home combines peaceful living with easy access to schools, shopping centers, and other amenities. As you step inside, the vaulted ceilings create an inviting sense of space and light. The main floor features two generously sized bedrooms and two full bathrooms, offering comfort and practicality for everyday living. The living and dining areas provide a welcoming environment, perfect for family gatherings or quiet evenings. This home has been meticulously updated to ensure comfort and reliability. Recent upgrades include a new hot water tank installed in 2023, a new fridge added in 2023, a new furnace installed in 2020 with UV light for air sanitize, a new stove added in 2021. These updates make the home move-in ready and worry-free. The attached double garage offers secure parking and ample storage space, as well as a Chamberlain Smart Garage Hub. This house has no side walking pathways to clear of snow. The undeveloped basement provides a world of possibilities, allowing you to tailor the space to suit your needsâ€"whether that includes additional bedrooms, a home office, or a recreation area. With its quiet location, recent upgrades, and versatile layout, this home is







perfectly suited for seniors seeking easy living or families looking for a comfortable place to grow.

#### Built in 1993

## **Essential Information**

MLS® # A2202085 Price \$644,800

Bedrooms 2
Bathrooms 2.00
Full Baths 2

Square Footage 1,232 Acres 0.10 Year Built 1993

Type Residential
Sub-Type Detached
Style Bungalow
Status Active

# **Community Information**

Address 57 Citadel Gardens Nw

Subdivision Citadel
City Calgary
County Calgary
Province Alberta
Postal Code T3G3X5

#### **Amenities**

Parking Spaces 4

Parking Double Garage Attached

# of Garages 2

#### Interior

Interior Features Granite Counters, No Animal Home, No Smoking Home, See Remarks,

Separate Entrance, Storage

Appliances Dishwasher, Dryer, Electric Stove, Garage Control(s), Refrigerator,

Washer

Heating High Efficiency, Natural Gas

Cooling None
Has Basement Yes

Basement Full, Unfinished

#### **Exterior**

Exterior Features Other, Private Entrance
Lot Description Back Lane, Back Yard

Roof Asphalt Shingle
Construction Wood Frame

Foundation Poured Concrete

## **Additional Information**

Date Listed March 13th, 2025

Days on Market 75

Zoning R-CG

# **Listing Details**

Listing Office eXp Realty

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