

# \$674,900 - 114 Citadel Forest Close Nw, Calgary

MLS® #A2220759

**\$674,900**

3 Bedroom, 3.00 Bathroom, 1,838 sqft

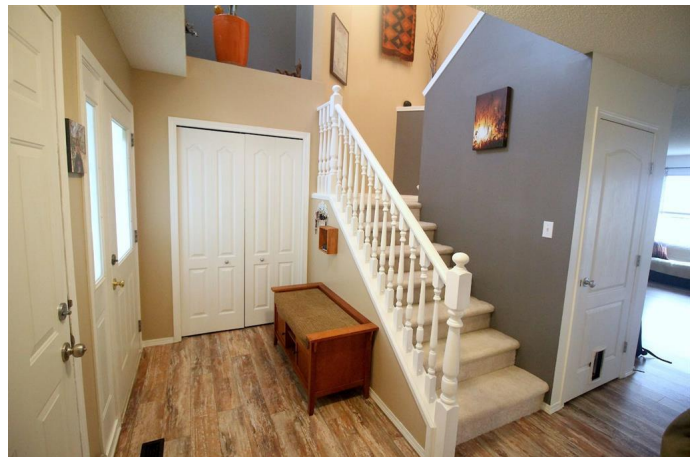
Residential on 0.10 Acres

Citadel, Calgary, Alberta

This well cared for two story in Citadel backs onto a green space and is on a quiet street. Upon entry you are greeted with a spacious foyer overlooked by the two tier stairway. The West sun shines into the kitchen eating area and has sliding door access to a pergola covered deck. the bright kitchen features light coloured wood grain cabinetry, upgraded countertops, black appliances ,island with a raised breakfast bar and corner storage pantry. The spacious Great room has a beautiful stone faced fireplace with a large mantle. The main floor also has a half bathroom and laundry room tucked in behind the curtain. Upstairs, the spacious master bedroom has unobstructed mountain views and a walk-in closet. The ensuite bath features a corner soaker tub and separate shower. The upper level also features two other bedrooms, a 4 piece bathroom and an oversized bonus room. This home is wired for sound in the master bedroom, living room, bonus room and outside. The backyard has a great mountain view from the deck and there is a fire pit in the backyard for those lazy summer nights. Basement is ready for your finishing with roughed-in plumbing and one room studded for future development. At the South end of the block is the Citadel Forest Sports Field.

Built in 2001

## Essential Information



MLS® #	A2220759
Price	\$674,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,838
Acres	0.10
Year Built	2001
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### **Community Information**

Address	114 Citadel Forest Close Nw
Subdivision	Citadel
City	Calgary
County	Calgary
Province	Alberta
Postal Code	t3g5a5

### **Amenities**

Parking Spaces	4
Parking	Double Garage Attached, Garage Door Opener, Off Street, Concrete Driveway, Garage Faces Front
# of Garages	2

### **Interior**

Interior Features	Laminate Counters, Soaking Tub, Vinyl Windows
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Range Hood, Refrigerator, Washer, Window Coverings
Heating	Fireplace(s), Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Great Room, Mantle, Stone
Has Basement	Yes
Basement	Full, Unfinished

**Exterior**

Exterior Features	Fire Pit
Lot Description	Backs on to Park/Green Space, Conservation, Cul-De-Sac, Environmental Reserve, Greenbelt, Landscaped, Level, No Neighbours Behind, Rectangular Lot, Treed, Few Trees, Yard Drainage
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding
Foundation	Poured Concrete

**Additional Information**

Date Listed	May 12th, 2025
Days on Market	3
Zoning	R-CG

**Listing Details**

Listing Office	CIR Realty
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