



# 69 Citadel Mesa Close Calgary Alberta

\$599,900

Discover your dream home in this charming two-story house, perfectly situated on a corner lot. This delightful property boasts four bedrooms, three and a half bathrooms, and an impressive 1,358 square feet of living space. The corner location allows for abundant natural light to flood the interior, creating a bright and inviting atmosphere throughout. Step inside to find a versatile layout that adapts to your family's changing needs. The front living area offers flexibility, whether you prefer a formal living and dining combination or a spacious family room. The well-appointed kitchen features oak cabinetry, a center island, and a corner pantry, overlooking a sunny dining nook with access to a large deck--ideal for outdoor entertaining and family gatherings. Ascend the light-filled staircase to the upper level, where you'll find two comfortable bedrooms, a full family bathroom, and a generous primary bedroom. The primary suite boasts a wall of closets and a private three-piece ensuite with a shower, providing a peaceful retreat at the end of the day. The finished basement expands your living space further, featuring a large recreation room, a fourth bedroom, and a convenient bathroom/laundry area. Outside, the fully fenced backyard offers a perfect blend of entertainment and relaxation spaces, with a wooden deck, concrete patio, and grassy areas surrounded by mature trees and plantings. Additional features include a detached garage accessible from the rear alley, a storage shed for outdoor equipment, and the convenience of no sidewalks to shovel in winter. With its excellent curb appeal and proximity to a nearby playground, this home is an ideal setting for creating lasting family memories.

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Family room 17.75 Ft x 15.67 Ft  
 Bedroom 7.50 Ft x 15.00 Ft  
 Storage 6.33 Ft x 8.67 Ft  
 Furnace 6.33 Ft x 9.58 Ft  
 3pc Bathroom .00 Ft x .00 Ft  
 Living room 16.67 Ft x 11.50 Ft  
 Kitchen 9.08 Ft x 15.00 Ft

Pantry 3.75 Ft x 4.08 Ft  
 Dining room 15.33 Ft x 9.25 Ft  
 2pc Bathroom .00 Ft x .00 Ft  
 Primary Bedroom 12.67 Ft x 13.00 Ft  
 Bedroom 9.67 Ft x 11.00 Ft  
 Bedroom 9.08 Ft x 11.42 Ft  
 3pc Bathroom .00 Ft x .00 Ft

Display of MLS data is deemed reliable but is not guaranteed accurate by CREA.

Listing Presented By:



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Mirror

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Breakfast 10.00 Ft x 15.42 Ft

4pc Bathroom .00 Ft x .00 Ft