



# 111 Cityside Court Calgary Alberta

\$709,900

Beautifully upgraded two-storey in the desirable community of Citiscapel! Ideally located close to schools, public transportation, and all amenities, this stunning home offers exceptional value and thoughtful design throughout. The main floor features a bright and open layout with 9-foot ceilings, large windows, and luxury vinyl plank flooring extending through both the main and upper levels. The spacious living room is highlighted by a central fireplace, creating a warm and inviting atmosphere. The kitchen is both stylish and functional, showcasing maple cabinetry, quartz countertops, a large centre island, stainless steel appliances, and a generous pantry. Just off the kitchen is the dining nook with patio doors leading to the fully fenced and landscaped backyard – perfect for entertaining or relaxing outdoors. Upstairs, you'll find a well-designed floor plan complete with a bonus room, a spacious primary bedroom featuring a walk-in closet and full ensuite, plus two additional bedrooms, a full bathroom, and a convenient upper-level laundry room. The unfinished basement includes a separate side entrance, offering excellent potential for future development or a possible suite (subject to city approval). Additional features include central air conditioning, a double attached garage, a large driveway, great curb appeal, and a quiet street location. This home shows beautifully and is truly a must-see! (id:6769)

2pc Bathroom 5.25 Ft x 5.67 Ft  
 Dining room 13.92 Ft x 8.25 Ft  
 Kitchen 13.92 Ft x 10.00 Ft  
 Living room 14.67 Ft x 17.67 Ft  
 Other 7.33 Ft x 7.42 Ft  
 4pc Bathroom 7.00 Ft x 12.50 Ft

4pc Bathroom 9.33 Ft x 9.50 Ft  
 Bedroom 9.58 Ft x 15.17 Ft  
 Bedroom 9.33 Ft x 14.58 Ft  
 Bonus Room 15.25 Ft x 16.67 Ft  
 Primary Bedroom 12.83 Ft x 15.33 Ft  
 Laundry room 6.58 Ft x 9.67 Ft

Listing Presented By:



Originally Listed by:  
 RE/MAX Real Estate (Mountain View)

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