



# 155 Citadel Drive Calgary Alberta

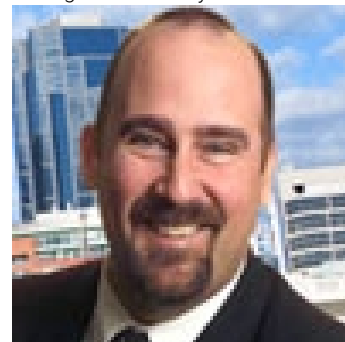
\$540,000

Welcome to this inviting Citadel home featuring a BRIGHT WALKOUT BASEMENT, a DOUBLE GARAGE, and the comfort of CENTRAL AIR CONDITIONING--perfect for year-round living. Offering more than 2,000 sq.ft. of thoughtfully designed space, the main floor opens with a welcoming foyer flowing into the living room finished with beautiful MAIN FLOOR HARDWOODS, while the bright kitchen and dining area and a breakfast bar featuring CERAMIC TILE FLOORS and are filled with natural light. Crisp white cabinetry and stainless steel appliances including a HIGH-END GAS RANGE create a clean modern feel, centered around the cozy living area fireplace ideal for family gatherings and relaxed evenings. Upstairs, the spacious primary bedroom offers a peaceful escape complete with a sparkling ensuite featuring a glass shower and soaker tub--perfect for unwinding under the stars. Two additional bedrooms provide comfortable space for family or guests. The DEVELOPED WALKOUT BASEMENT offers versatility for a studio, office, gym or media room with direct access to the yard. Fire up the BBQ on the upper deck as the kids play below on the low-maintenance synthetic lawn and enjoy your above ground vegetable garden. All of this is located close to parks, pathways, schools and multiple shopping options--an ideal blend of convenience and community. Water tank, furnace & A/C all new in 2023 , shingles are 10 years old and the condo board is replacing all windows and the patio door in spring 2026. (id:6769)

Primary Bedroom 13.67 Ft x 11.67 Ft  
Bedroom 11.92 Ft x 10.08 Ft  
Bedroom 10.92 Ft x 9.92 Ft  
4pc Bathroom 8.58 Ft x 8.17 Ft  
2pc Bathroom 8.17 Ft x 4.92 Ft

Office 13.33 Ft x 10.50 Ft  
Living room 6.33 Ft x 4.67 Ft  
Kitchen 15.92 Ft x 9.33 Ft  
Dining room 15.67 Ft x 11.00 Ft  
2pc Bathroom 6.33 Ft x 4.67 Ft

Listing Presented By:



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CIR Realty

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**RE/MAX Realty Professionals**

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