

# \$292,000 - 312, 3000 Citadel Meadow Point Nw, Calgary

MLS® #A2248010

**\$292,000**

2 Bedroom, 2.00 Bathroom, 846 sqft

Residential on 0.00 Acres

Citadel, Calgary, Alberta

TOP FLOOR 2 BED 2 BATH Condo with Parking and sought after floor plan. Tucked away at the end of the complex facing the greenspace, this condo features both comfort and style - as you enter you are greeted by a bright open floor plan with an abundance of natural light streaming through the multiple windows. Unit opens to spacious foyer, laminate flooring, in suite laundry room with extra storage space and flows through to the open plan dining area and living space with patio doors opening onto the large covered balcony with views across to the greenspace areas. The kitchen features stainless steel appliances, custom white cabinetry and a raised eating bar - ideal for entertaining and family lifestyle. The large primary bedroom features double closets with organizers and a 3-piece ensuite for added privacy and convenience. The second bedroom is equally spacious, making it a great option for guests or a home office.?, and a 4-piece main bathroom? completes this floor plan. \*\*Condo fees include electricity, heat, and water\*\*"this home is move-in ready and full of value!?"Situated in a well-maintained complex, this condo is just minutes from schools, shopping, parks, and major roadways, making it an excellent choice for first-time buyers, investors, or downsizers. Don't miss this opportunity"schedule your private showing today!

Built in 2003



312-3000 Citadel Meadow Point NW, Calgary, AB

Main Floor Interior Area 846.15 sq ft



0 3 6 ft

PREPARED: 2025/06/13

While reports are excluded from total floor area in HOUSE floor plans. All room dimensions and floor areas must be considered approximate and are subject to independent verification.



## Essential Information

|                |                   |
|----------------|-------------------|
| MLS® #         | A2248010          |
| Price          | \$292,000         |
| Bedrooms       | 2                 |
| Bathrooms      | 2.00              |
| Full Baths     | 2                 |
| Square Footage | 846               |
| Acres          | 0.00              |
| Year Built     | 2003              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |

## Community Information

|             |                                   |
|-------------|-----------------------------------|
| Address     | 312, 3000 Citadel Meadow Point Nw |
| Subdivision | Citadel                           |
| City        | Calgary                           |
| County      | Calgary                           |
| Province    | Alberta                           |
| Postal Code | T3G 5N5                           |

## Amenities

|                |                 |
|----------------|-----------------|
| Amenities      | Visitor Parking |
| Parking Spaces | 1               |
| Parking        | Stall           |

## Interior

|                   |                                                                               |
|-------------------|-------------------------------------------------------------------------------|
| Interior Features | Breakfast Bar, Open Floorplan, See Remarks, Walk-In Closet(s)                 |
| Appliances        | Dishwasher, Electric Stove, Microwave, Range Hood, Refrigerator, Washer/Dryer |
| Heating           | Baseboard                                                                     |
| Cooling           | None                                                                          |
| # of Stories      | 3                                                                             |

## Exterior

|                   |                    |
|-------------------|--------------------|
| Exterior Features | Balcony            |
| Roof              | Asphalt Shingle    |
| Construction      | Stucco, Wood Frame |

## Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | August 13th, 2025 |
| Days on Market | 6                 |
| Zoning         | M-C1 d75          |

## Listing Details

|                |                             |
|----------------|-----------------------------|
| Listing Office | RE/MAX Realty Professionals |
|----------------|-----------------------------|

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