

# \$769,900 - 119 Citadel Meadow Close Nw, Calgary

MLS® #A2226167

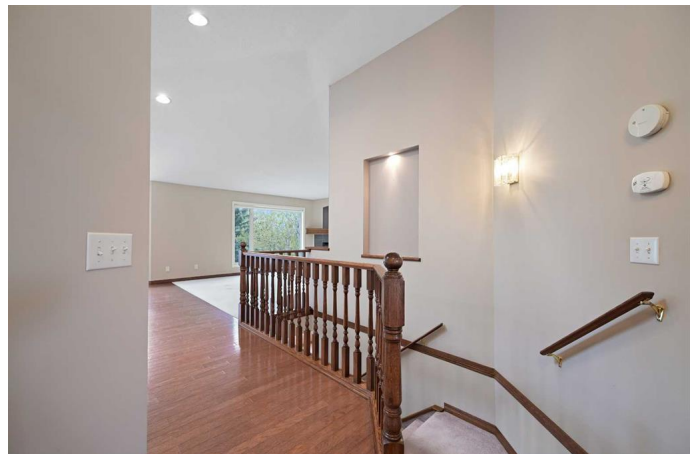
**\$769,900**

3 Bedroom, 3.00 Bathroom, 1,483 sqft

Residential on 0.16 Acres

Citadel, Calgary, Alberta

Welcome to this beautifully maintained walk-out bungalow in the heart of Citadel, perfectly situated on a quiet street backing onto a serene ravine. This rare find offers peaceful views, a private backyard, and over 2900sq ft of comfortable living space designed for both relaxation and entertaining. As you enter, you're greeted by a bright and spacious foyer with natural light pouring through large windows. Just off the entry is a main floor den â€” ideal for a home office or flex space. Gleaming hardwood floors lead into the open-concept kitchen, dining, and living area. The kitchen features vaulted ceilings with skylights, a corner pantry, and a raised breakfast bar. The adjacent living room offers a cozy gas fireplace and is perfect for hosting family and friends. The dining nook opens onto a two-tiered deck overlooking the ravine and yard â€” an ideal spot to enjoy your morning coffee or evening sunsets. The large primary bedroom includes a walk-in closet and a 4-piece ensuite with a jetted tub. A convenient main floor laundry room with access to the double attached garage completes the main level. Downstairs, the bright walk-out basement offers a spacious recreation area with a second gas fireplace, two additional bedrooms, a full bathroom, and a generous storage area. Patio doors lead to a covered lower patio and fully fenced backyard facing the ravine. This home has been lovingly cared for and offers exceptional value in a prime location. A true gem for those looking for



low-maintenance living without sacrificing space or style.

Built in 2000

### Essential Information

MLS® #	A2226167
Price	\$769,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,483
Acres	0.16
Year Built	2000
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### Community Information

Address	119 Citadel Meadow Close Nw
Subdivision	Citadel
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3E 4T4

### Amenities

Parking Spaces	2
Parking	Double Garage Attached, Garage Door Opener, Garage Faces Front
# of Garages	2

### Interior

Interior Features	Breakfast Bar, Built-in Features, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Skylight(s)
Appliances	Dishwasher, Freezer, Garage Control(s), Garburator, Refrigerator, Stove(s), Washer/Dryer Stacked, Window Coverings
Heating	Fireplace(s), Forced Air, Natural Gas

Cooling	None
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Basement, Gas, Living Room
Has Basement	Yes
Basement	Finished, Full, Walk-Out

## Exterior

Exterior Features	Other
Lot Description	Back Yard, Backs on to Park/Green Space, Low Maintenance Landscape, Pie Shaped Lot, Street Lighting, Views
Roof	Asphalt Shingle
Construction	Brick, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	June 2nd, 2025
Days on Market	6
Zoning	R-CG

## Listing Details

Listing Office	Greater Property Group
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