

# \$699,900 - 202 Citadel Circle Nw, Calgary

MLS® #A2266995

**\$699,900**

3 Bedroom, 4.00 Bathroom, 1,807 sqft

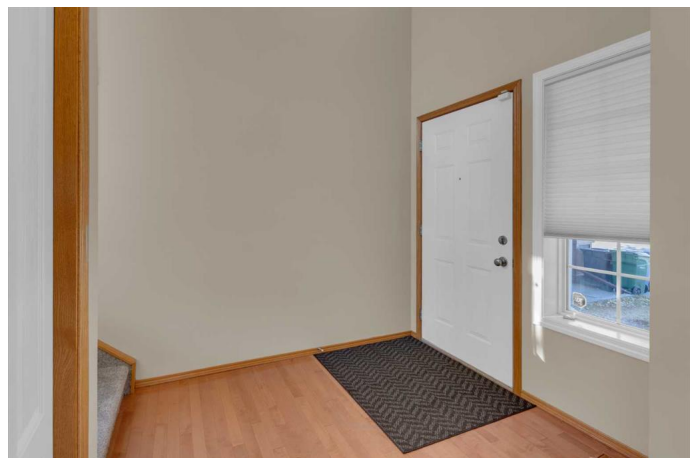
Residential on 0.10 Acres

Citadel, Calgary, Alberta

Welcome to Citadel Close N.W. This exquisite, updated three-bedroom home with a fully finished lower level is located on a quiet street, within walking distance of school, parks and transit. This home has been freshly painted and carpeted and is equipped with Hunter Douglas window coverings. It features over 2600 square feet of living space, 1808 sq ft above grade and 800 sq ft in the basement. The main level has soaring ceilings into the front foyer and gleaming laminate floors that extend from the entry through the Kitchen. The dining room and laundry room finish off the main floor. All appliances are included in this home. The home offers three spacious bedrooms upstairs, two full baths, including a four-piece ensuite and two two-piece baths. The lower level is open, featuring a large family room centred around a beautiful stone gas fireplace and a convenient two-piece bathroom. There is ample storage in the basement and a large attached two-car garage. The deck is large, with a kids' playhouse overlooking a fully fenced, south-facing backyard that receives abundant sunlight and is perfect for outdoor enjoyment. This move-in-ready home is near schools, transit, Costco, Superstore, and other major retailers in Beacon Hill.

Built in 1995

## Essential Information



|                |             |
|----------------|-------------|
| MLS® #         | A2266995    |
| Price          | \$699,900   |
| Bedrooms       | 3           |
| Bathrooms      | 4.00        |
| Full Baths     | 2           |
| Half Baths     | 2           |
| Square Footage | 1,807       |
| Acres          | 0.10        |
| Year Built     | 1995        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 202 Citadel Circle Nw |
| Subdivision | Citadel               |
| City        | Calgary               |
| County      | Calgary               |
| Province    | Alberta               |
| Postal Code | T3G 4H7               |

### Amenities

|                |                                                                   |
|----------------|-------------------------------------------------------------------|
| Amenities      | None                                                              |
| Parking Spaces | 2                                                                 |
| Parking        | Double Garage Attached, Front Drive, Insulated, Concrete Driveway |
| # of Garages   | 2                                                                 |

### Interior

|                   |                                                                                                                        |
|-------------------|------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Breakfast Bar, Closet Organizers, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Storage, Vaulted Ceiling(s) |
| Appliances        | Dishwasher, Electric Range, Refrigerator, Washer/Dryer, Window Coverings                                               |
| Heating           | Forced Air, Natural Gas                                                                                                |
| Cooling           | None                                                                                                                   |
| Fireplace         | Yes                                                                                                                    |
| # of Fireplaces   | 1                                                                                                                      |
| Fireplaces        | Family Room, Gas, Mantle                                                                                               |
| Has Basement      | Yes                                                                                                                    |

Basement                      Full

**Exterior**

Exterior Features      Private Yard  
Lot Description        Close to Clubhouse, Few Trees, Landscaped, Lawn, Low Maintenance  
                                 Landscape, Private, Rectangular Lot, Street Lighting  
Roof                        Asphalt Shingle  
Construction            Brick, Vinyl Siding, Wood Frame  
Foundation              Poured Concrete

**Additional Information**

Date Listed                October 30th, 2025  
Days on Market         3  
Zoning                      R-CG  
HOA Fees                  65  
HOA Fees Freq.        ANN

**Listing Details**

Listing Office             Real Estate Professionals Inc.

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