



GRASSROOTS
REALTY GROUP

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92 Cityside Crescent NE
Calgary, Alberta

MLS # A2222140



\$810,990

Division:	Cityscape		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,825 sq.ft.	Age:	2025 (0 yrs old)
Beds:	4	Baths:	2 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.08 Acre		
Lot Feat:	Back Yard, Low Maintenance Landscape		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full, Unfinished	LLD:	-
Exterior:	Brick, Vinyl Siding, Wood Frame	Zoning:	TBD
Foundation:	Poured Concrete	Utilities:	-
Features:	High Ceilings, Kitchen Island, Pantry, Walk-In Closet(s)		

Inclusions: N/A

As part of Mattamy's WideLot™ collection, the Cline amplifies living space through shorter hallways and brighter windows. Enjoy a unique, L-shaped kitchen and an oversized island as the central hub of your open-concept main floor. Keep home-life organized with the help of your kitchen pantry, powder room and a handy mudroom that provides access to your garage. An added main-floor bedroom with accompanying full-bathroom is ideal for family and visitors. Upstairs, enjoy the freedom of space in your bright and open loft and the privacy of your primary bedroom with ensuite and a walk-in closet. A 9' foundation has been added to your benefit for any future basement development plans. Equipped with 8 Solar Panels! This New Construction home is estimated to be completed July 2025.

*Photos & virtual tour are representative.