



**166 Cityside Common NE  
Calgary, Alberta**

**MLS # A2155609**



**\$698,888**

<b>Division:</b>	Cityscape		
<b>Type:</b>	Residential/House		
<b>Style:</b>	2 Storey		
<b>Size:</b>	1,817 sq.ft.	<b>Age:</b>	2019 (5 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	2 full / 1 half
<b>Garage:</b>	Double Garage Attached, Driveway, On Street		
<b>Lot Size:</b>	0.06 Acre		
<b>Lot Feat:</b>	Back Yard, Front Yard, Low Maintenance Landscape, Rectangular Lot		

<b>Heating:</b>	Fireplace(s), Forced Air, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Ceramic Tile, Laminate	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full, Unfinished	<b>LLD:</b>	-
<b>Exterior:</b>	Stone, Vinyl Siding, Wood Siding	<b>Zoning:</b>	DC
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters		

**Inclusions:** N/A

Stainless Steel Appliances | Air Conditioning | Double Attached Garage | Finished Fence | Concrete Patio | Ample Natural Light | East Facing Driveway | Welcome to this beautiful home in highly cherished community of Cityscape in NE Calgary! This elegant single family two-storey home boasts a DOUBLE ATTACHED garage and offers an ideal blend of style and functionality. With 3 generously-sized bedrooms and a FAMILY ROOM conveniently located on the second floor, this home is designed for comfortable living. The master bedroom features a luxurious 4-piece ensuite bathroom, while an additional 3-piece bathroom serves the other bedrooms. The main floor showcases a stunning open floor layout with ample natural light streaming through expansive windows, highlighted by a beautifully appointed kitchen, complete with STAINLESS STEEL appliances, quartz countertop, tall kitchen cabinets through out ensuring both style and convenience. Central AIR CONDITIONER provides a cool retreat during the warm summer months and cozy up by the GAS FIREPLACE in cold weather. Step outside to enjoy a private backyard, featuring a FENCED perimeter and a CONCRETE PATIO perfect for entertaining and relaxing. The unfinished basement presents a blank canvas, ready to be customized to suit your vision and needs. Ideally located near a range of amenities, this home combines convenience with an active lifestyle. With schools, parks, shopping centers, and dining options all nearby, you'll find everything you need just moments away. The family-oriented community provides ample recreational facilities and green spaces for outdoor fun. Don't miss the opportunity to make this exceptional property your new home. Schedule a viewing today or take 3D virtual Tour and experience all that this wonderful home and the Cityscape community have to offer!