



**211, 1000 Citadel Meadow Point NW
Calgary, Alberta**

MLS # A2200505



\$295,000

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|------------------|------------------------------------|---------------|-------------------|
| Division: | Citadel | | |
| Type: | Residential/Low Rise (2-4 stories) | | |
| Style: | Apartment-Single Level Unit | | |
| Size: | 846 sq.ft. | Age: | 2003 (22 yrs old) |
| Beds: | 2 | Baths: | 1 |
| Garage: | Assigned, Stall | | |
| Lot Size: | - | | |
| Lot Feat: | - | | |

| | |
|--------------------|-----------------------------------|
| Heating: | Baseboard, Hot Water, Natural Gas |
| Floors: | Carpet, Laminate |
| Roof: | Asphalt Shingle |
| Basement: | None |
| Exterior: | Stucco, Vinyl Siding, Wood Frame |
| Foundation: | Poured Concrete |
| Features: | Elevator |

| | |
|-------------------|--------|
| Water: | - |
| Sewer: | - |
| Condo Fee: | \$ 519 |
| LLD: | - |
| Zoning: | M-C1 |
| Utilities: | - |

Inclusions: none

Heat, Electricity & Water Included! Discover this bright and spacious 2-bedroom condo in the desirable community of Citadel, Calgary. Offering 846 sq. ft. of well-designed living space, this home blends comfort and convenience. Step inside to a well-appointed kitchen with ample cabinetry and counter space—ideal for cooking and entertaining. The spacious dining and living areas create a warm, inviting ambiance, enhanced by large windows that flood the space with natural light. The condo boasts two generously sized bedrooms, including a primary retreat with plenty of closet space. A 4-piece bathroom and a dedicated in-unit laundry room with extra storage add to the home's practicality. Enjoy the convenience of an assigned parking stall located right next to the building's main entrance. 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!