# \$624,900 - 18 Citadel Vista Green Nw, Calgary

MLS® #A2254895

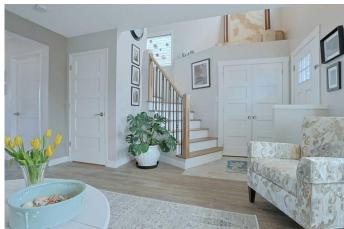
## \$624,900

4 Bedroom, 3.00 Bathroom, 1,224 sqft Residential on 0.08 Acres

Citadel, Calgary, Alberta

Siding onto a park in the popular family community of Citadel is this beautifully updated two storey tucked away in this quiet cul-de-sac within walking distance to bus stops & only minutes to neighbourhood schools & shopping. Mint condition, air conditioned home with upgraded laminate & vinyl tile floors, total of 4 bedrooms & 2.5 baths, fenced backyard with fantastic 2-level deck, renovated kitchen with quartz countertops & a host of improvements including brand new carpets, furnace & hot water tank, interior paint & appliances. Super family-friendly floorplan featuring the sun-drenched living room with Southwest-facing windows, which leads into the open concept dining room & white kitchen (renovated in 2017) with island & walk-in pantry, glistening subway tile backsplash. soft-close cabinet doors/drawers & stainless steel appliances including Bosch dishwasher & Samsung stove/convection oven. Upstairs there are 3 terrific bedrooms & renovated full bathroom; the primary bedroom has a walk-in closet, custom feature wall (2019) & its own private cheater access into the bathroom. The Southwest-facing bedroom enjoys partial mountain views & the "middle― bedroom has views of the park & a wall of built-in cabinets (installed in 2024). Renovated in 2018, the full bathroom has 2 new sinks, toilet, mirrors & tile flooring. The lower level is beautifully finished with a 4th bedroom â€" with built-in cabinets (new in 2018), bathroom with shower & office/rec room area with wet bar.







Convenient main floor laundry & powder room (with new vanity in 2018) with new Maytag washer (2021) & Samsung dryer (2017). Backyard is fully fenced & landscaped, complete with a wonderful 2-level deck with built-in planters & access into the detached 2 car garage. Among the extensive improvements (over the last 8 years) & features: new carpets (May 2025), low-flow/dual-flush toilets, interior paint (2018 & 2025), furnace & 50gallon hot water tank (2017), main floor interior doors (2021), front door (2024) & deck doors (2018), oak hardwood floors on staircase & 2nd floor landing (2022), garage insulation & central air (2018), lower deck/planters (2019), kitchen appliances (2017) & the stairs/railing/skirting on the front porch (2023). A truly incredible & loving maintained home here in this prime location with both St Brigid & Citadel Park schools only minutes away, quick access to Country Hills Blvd to take you to major retail centers, Shane Homes YMCA & the LRT. Everything you could want in your new home & more!

Built in 1999

#### **Essential Information**

MLS® # A2254895

Price \$624,900

Bedrooms 4

Bathrooms 3.00

Full Baths 2

Half Baths 1

Square Footage 1,224 Acres 0.08 Year Built 1999

Type Residential
Sub-Type Detached
Style 2 Storey

Status Active

# **Community Information**

Address 18 Citadel Vista Green Nw

Subdivision Citadel
City Calgary
County Calgary
Province Alberta
Postal Code T3G 4W7

## **Amenities**

Parking Spaces 2

Parking Double Garage Detached, Alley Access, Garage Faces Rear, Insulated

# of Garages 2

#### Interior

Interior Features Built-in Features, Kitchen Island, Storage, Walk-In Closet(s), Bookcases,

Double Vanity, Low Flow Plumbing Fixtures, Pantry, Quartz Counters

Appliances Dishwasher, Dryer, Electric Stove, Range Hood, Refrigerator, Washer,

Window Coverings, Central Air Conditioner, Microwave

Heating Forced Air, Natural Gas

Cooling Central Air

Has Basement Yes
Basement Full

#### **Exterior**

Exterior Features Garden, Private Yard

Lot Description Back Lane, Back Yard, Front Yard, Greenbelt, Landscaped, Rectangular

Lot, Views

Roof Asphalt Shingle

Construction Stone, Vinyl Siding, Wood Siding

Foundation Poured Concrete

#### **Additional Information**

Date Listed September 13th, 2025

Days on Market 63

Zoning R-CG

## **Listing Details**

Listing Office Royal LePage Benchmark

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