

# \$675,000 - 167 Citadel Close Nw, Calgary

MLS® #A2206260

**\$675,000**

4 Bedroom, 4.00 Bathroom, 1,694 sqft  
Residential on 0.10 Acres

Citadel, Calgary, Alberta

Welcome to 167 Citadel Close NW, where you will find a fantastic family home backing directly onto a green space with a kids' playground and just a short walk to Citadel Park School. Located on a quiet street, this home features over 2,400 square feet of finished living space, including four bedrooms and four bathrooms. The main level includes hardwood flooring, two living areas, a formal dining space, a bright kitchen with stainless steel appliances and quartz countertops, a central island, and a corner pantry. Upstairs, the hardwood flooring continues, and you will find a spacious primary suite that features a walk-in closet and ensuite with a soaker tub and separate shower. Two more bedrooms and a full bath complete the upper floor. The fully finished basement features a large recreation room, a fourth bedroom, a full bathroom, and additional storage space. Step outside to a fully fenced backyard featuring raised garden beds, a deck with a hot tub, and a patio seating area. Don't wait; call your favourite realtor to view this great family home, which is ideal for anyone with young kids seeking outdoor space and walkable school access.

Built in 1994

## Essential Information

MLS® #	A2206260
Price	\$675,000



Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,694
Acres	0.10
Year Built	1994
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### **Community Information**

Address	167 Citadel Close Nw
Subdivision	Citadel
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3G 4A5

### **Amenities**

Parking Spaces	4
Parking	Concrete Driveway, Double Garage Attached, Front Drive, Garage Door Opener, Garage Faces Front, Workshop in Garage
# of Garages	2

### **Interior**

Interior Features	Breakfast Bar, Built-in Features, Ceiling Fan(s), Closet Organizers, Kitchen Island, No Smoking Home, Pantry, Quartz Counters, Soaking Tub
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer
Heating	Fireplace(s), Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Fire Pit, Garden, Playground, Private Entrance, Private Yard
Lot Description	Back Yard, Backs on to Park/Green Space, City Lot, Few Trees, Front Yard, Garden, Greenbelt, Landscaped, Lawn, Private, Sloped Down
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	April 3rd, 2025
Days on Market	5
Zoning	R-CG

## Listing Details

Listing Office	eXp Realty
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