

While regions are excluded from total floor area in IGUDE floor plans, all room dimensions and floor areas must be considered approximate and are subject to independent verification.

## Essential Information

|                |                   |
|----------------|-------------------|
| MLS® #         | A2248010          |
| Price          | \$292,000         |
| Bedrooms       | 2                 |
| Bathrooms      | 2.00              |
| Full Baths     | 2                 |
| Square Footage | 846               |
| Acres          | 0.00              |
| Year Built     | 2003              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |

## Community Information

|             |                                   |
|-------------|-----------------------------------|
| Address     | 312, 3000 Citadel Meadow Point Nw |
| Subdivision | Citadel                           |
| City        | Calgary                           |
| County      | Calgary                           |
| Province    | Alberta                           |
| Postal Code | T3G 5N5                           |

## Amenities

|                |                 |
|----------------|-----------------|
| Amenities      | Visitor Parking |
| Parking Spaces | 1               |
| Parking        | Stall           |

## Interior

|                   |                                                                               |
|-------------------|-------------------------------------------------------------------------------|
| Interior Features | Breakfast Bar, Open Floorplan, See Remarks, Walk-In Closet(s)                 |
| Appliances        | Dishwasher, Electric Stove, Microwave, Range Hood, Refrigerator, Washer/Dryer |
| Heating           | Baseboard                                                                     |
| Cooling           | None                                                                          |
| # of Stories      | 3                                                                             |

## Exterior

|                   |                    |
|-------------------|--------------------|
| Exterior Features | Balcony            |
| Roof              | Asphalt Shingle    |
| Construction      | Stucco, Wood Frame |

## Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | August 13th, 2025 |
| Days on Market | 18                |
| Zoning         | M-C1 d75          |

## Listing Details

|                |                             |
|----------------|-----------------------------|
| Listing Office | RE/MAX Realty Professionals |
|----------------|-----------------------------|

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