301 4000 Citadel Meadow Point NW

Calgary | Active | MLS® A2356633

$295,000









Bedrooms	Bathrooms	Year Built	Living area
2	**2**	**2003**	**976 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by Real Broker

A closer look

TOP FLOOR | END UNIT | 2 TITLED UNDERGROUND PARKING STALLS | NEARLY 1000SQFT | MASSIVE BALCONY | PATH & MOUNTAIN VIEWS | SOUTH AND WEST FACING | 2 BED 2 BATH | This is the BEST UNIT in the building. Tucked at the quiet end of the hall next to the stairs, this nearly 1,000 sq. ft. top floor, corner condo in Citadel only has one adjoining neighbour on the same floor. This spectacular unit also has a RARE 2 titled underground parking stalls, which are conveniently located SIDE BY SIDE and just steps from the parkade elevator. The large deck and windows face south and west, filling the home with sunshine and looking out over the mountains and the pathway system beside the complex. The massive deck even has its own storage room. Inside, the 2 bed, 2 bath layout has been updated with quartz countertops, a new backsplash, new carpet and fresh paint, and you have your own in-suite washer and dryer. Additionally there is gas rough-ins ready to go for a gas fireplace (board approval) in the living room. The elevator is a short walk down the hall, close enough to be handy while staying out of earshot. Condo fees cover electricity, heat and water. Units like this rarely come up. Book your showing today!

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2356633
Bedrooms	2
Bathrooms	2
Year Built	2003
Property Type:	Residential
Property Sub Type:	Apartment
Condo Type:	Conventional Condo
Transaction Type:	For Sale
Suite:	No
Num Legal Suites:	0
Num Illegal Suites:	0
Home Style:	Apartment-Single Level Unit
Total Living Area:	976 sq. ft.
Condo Fee:	$685.00

Condo Fee Includes:	Common Area Maintenance, Electricity, Heat, Professional Management, Reserve Fund Contributions, Sewer, Trash, Water
Front Exposure:	Southeast
Unit Exposure:	South, West
Floor Location:	Top
Entry Level:	3
Stories Total:	3
Levels:	Single Level Unit
End Unit:	End Unit
Total Rooms Above Grade:	5
Year built:	2003 (Age: 23)
Bedrooms:	2 (Above Grd: 2)
Bedrooms Above Grade:	2
Bedrooms On Main:	2
Bedrooms Below Grade:	0
Bathrooms:	2.0 (Full:2, Half:0)
Num Ensuite Baths:	1
Plan:	0311225
Heating:	Baseboard
New Constr.:	No
Construction Material:	Stucco, Vinyl Siding
Structure Type:	Low Rise (2-4 stories)
Ensuite:	Yes
Flooring:	Carpet, Linoleum
Cooling:	None
Fireplaces:	0

Garage:	No
Parking:	Off Street, Parkade, Titled, Underground
Parking Places:	2
Parking Total/Covered:	2 / -
Laundry Features:	In Unit, Laundry Room
Condo Fee Frequency:	Monthly
City Quadrant:	Northwest
Condo Name:	Citadel Pointe
Community:	Citadel
Amenities:	Elevator(s), Visitor Parking
Appliances:	Dishwasher, Electric Stove, Range Hood, Refrigerator, Washer/Dryer
Inclusions:	n/a
Restrictions:	Restrictive Covenant
Pets Allowed:	Restrictions, Yes
Main Floor	Entrance · 8'4" × 6'8" ·
Main Floor	Dining Room · 9'9" × 8'2" ·
Main Floor	Kitchen · 11'4" × 9' ·
Main Floor	Living Room · 14'1" × 11'3" ·
Main Floor	Bedroom - Primary · 14'1" × 11'3" ·
Main Floor	Bedroom · 12' × 10'4" ·
Main Floor	Laundry · 3'3" × 3'2" ·
Main Floor	Storage · 6'5" × 4'10" ·
Main Floor	Balcony · 20' × 11' ·
Main Floor	Storage · 4'6" × 2'10" ·
Title to Land:	Fee Simple

Community Features:	Park, Playground, Schools Nearby, Shopping Nearby, Sidewalks, Street Lights, Walking/Bike Paths
Interior Features:	Open Floorplan, Storage
Exterior Features:	Balcony
Patio And Porch Features:	Deck
Num. of Parcels:	0
Region:	Calgary
Zone:	CAL Zone NW
Zoning:	M-C1
Listed Date:	Nov 19, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/301-4000-citadel-meadow-point-nw-calgary-a2356633/

Tiwana Team | 403-830-5152 | tiwana@maltiwana.ca

Data was last updated November 23, 2026 at 04:05 PM (UTC)

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