318 3000 Citadel Meadow Point NW

Calgary | Active | MLS® A2329169

$265,000









Bedrooms	Bathrooms	Year Built	Living area
2	**2**	**2003**	**927.77 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by TREC The Real Estate Company

A closer look

Welcome to this spacious top-floor apartment condo in the desirable NW community of Citadel, offering over 900 sq. ft. of comfortable living space and sunny south-facing views. The well-designed layout features two bedrooms and two full bathrooms, including a generous primary bedroom complete with its own 4-piece ensuite. The spacious kitchen offers plenty of room for meal preparation and features a convenient sit-up breakfast bar, perfect for casual dining or entertaining. The bright living area enjoys plenty of natural light and provides access to the south-facing balcony, an ideal spot to relax, soak up the sunshine and enjoy the views. Additional conveniences include in-suite laundry and storage, along with an assigned parking stall featuring a plug-in for the colder winter months. The complex is ideally located close to schools, parks and playgrounds, and is next to walking and biking paths that meander throughout the community. Shopping, restaurants and everyday amenities are just a short drive away, with transit nearby and quick access to Calgary's Ring Road, making it easy to get around the city. A fantastic opportunity to enjoy top-floor living, a spacious floor plan and a convenient location in one of NW Calgary's established communities-ideal for someone starting out or as a great addition to your rental portfolio.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2329169
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:	927.77 sq. ft.
Main Level Finished Area:	927.77 sq. ft.

Condo Fee:	$617.08
Condo Fee Includes:	Common Area Maintenance, Electricity, Gas, Heat, Maintenance Grounds, Professional Management, Reserve Fund Contributions, Sewer, Snow Removal, Trash, Water
Front Exposure:	South
Unit Exposure:	South
Floor Location:	Top
Entry Level:	1
Stories Total:	3
Levels:	Single Level Unit
End Unit:	2+ Common Walls
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:	Vinyl Siding, Wood Frame
Structure Type:	Low Rise (2-4 stories)
Ensuite:	Yes
Flooring:	Laminate
Cooling:	None

Fireplaces:	0
Garage:	No
Garage Spaces:	1
Parking:	Stall
Parking Places:	1
Parking Total/Covered:	1 / -
Laundry Features:	In Unit
Condo Fee Frequency:	Monthly
City Quadrant:	Northwest
Condo Name:	Citadel Pointe
Community:	Citadel
Amenities:	Elevator(s), Snow Removal, Trash, Visitor Parking
Appliances:	Dishwasher, Microwave Hood Fan, Refrigerator, Stove(s), Washer/Dryer, Window Coverings
Inclusions:	N/A
Restrictions:	Pet Restrictions or Board approval Required
Pets Allowed:	Restrictions
Main Floor	Living Room · 16'8" × 12'5" ·
Main Floor	Dining Room · 13'2" × 11'2" ·
Main Floor	Kitchen · 9'4" × 8'10" ·
Main Floor	Bedroom - Primary · 14'3" × 13'3" ·
Main Floor	Bedroom · 10'10" × 10'8" ·
Main Floor	Laundry · 10' × 5'2" ·
Title to Land:	Fee Simple
Community Features:	None
Interior Features:	Breakfast Bar

Exterior Features:	None
Patio And Porch Features:	Balcony(s)
Num. of Parcels:	0
Region:	Calgary
Zone:	CAL Zone NW
Zoning:	M-C1 d75
Listed Date:	Jul 14, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/318-3000-citadel-meadow-point-nw-calgary-a2329169/

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