

# \$765,000 - 222 Cityside Road Ne, Calgary

MLS® #A2249401

**\$765,000**

3 Bedroom, 3.00 Bathroom, 2,285 sqft

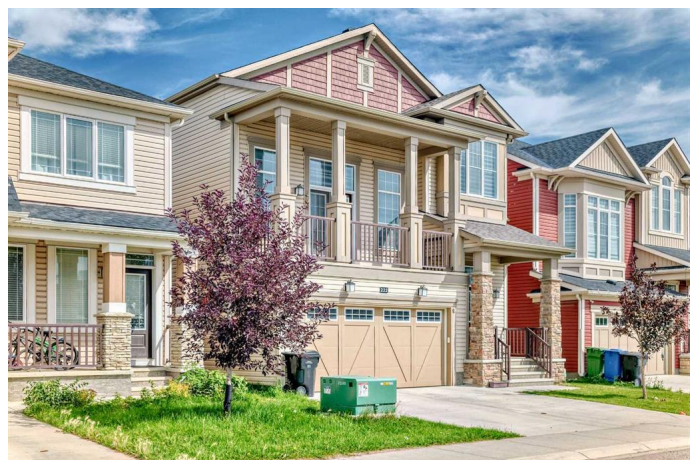
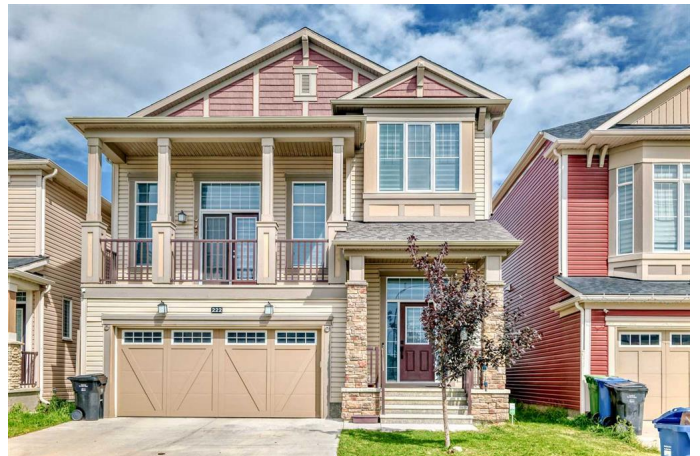
Residential on 0.08 Acres

Cityscape, Calgary, Alberta

Welcome to a luxury home in the vibrant community of Cityscape in North East Calgary. This beautiful three level split house with a attached double car garage welcomes you with a spacious entrance boasting 9 feet ceiling that leads to a hallway which has half bathroom and laundry room on main floor. If you walk few more steps you, you will find yourself in a executive kitchen with built in gas stove, modern glass hood fan, built in microwave, built in oven and high ceiling upgraded cabinetry giving you plenty of storage.

You will also find pantry with enough space to store your day to day grocery. The kitchen center is with an extended island having extra space to sit for meals. Next to kitchen you will find a spacious dining and living area with plenty of natural sunlight throughout the day. Cozy fireplace in the living room makes it an ideal place for family gatherings.

Going up, the multipurpose bonus room steals the spotlight with huge windows, soaring ceilings and a spacious balcony. Upstairs, you'll find a spacious primary bedroom, including a serene primary retreat with a walk-in closet and spa-inspired ensuite and also two additional bedrooms and a 3 piece bathroom. The unfinished basement offers excellent potential to be customized as per your needs. You can step out from the kitchen onto the deck which makes hosting a breeze



as it has stairs leading down towards the backyard.

This property is minutes away from the airport, and has easy access to amenities like shopping, dining and medical and dental offices. Convenience of transport is a plus point because of easy access to Stoney Trail and Metis Trail. It is a family focused community which includes schools, walking path, playground and many other features.

Built in 2017

### **Essential Information**

|                |               |
|----------------|---------------|
| MLS® #         | A2249401      |
| Price          | \$765,000     |
| Bedrooms       | 3             |
| Bathrooms      | 3.00          |
| Full Baths     | 2             |
| Half Baths     | 1             |
| Square Footage | 2,285         |
| Acres          | 0.08          |
| Year Built     | 2017          |
| Type           | Residential   |
| Sub-Type       | Detached      |
| Style          | 3 Level Split |
| Status         | Active        |

### **Community Information**

|             |                      |
|-------------|----------------------|
| Address     | 222 Cityside Road Ne |
| Subdivision | Cityscape            |
| City        | Calgary              |
| County      | Calgary              |
| Province    | Alberta              |
| Postal Code | T3N 1J2              |

### **Amenities**

|                |                        |
|----------------|------------------------|
| Parking Spaces | 4                      |
| Parking        | Double Garage Attached |

# of Garages 2

## Interior

Interior Features Built-in Features, No Animal Home, No Smoking Home, Pantry, Quartz Counters, Smart Home

Appliances Built-In Gas Range, Built-In Oven, Dishwasher, Range Hood, Washer/Dryer, Window Coverings, Built-In Refrigerator

Heating Fireplace(s), Forced Air

Cooling Central Air

Fireplace Yes

# of Fireplaces 1

Fireplaces Gas

Basement None

## Exterior

Exterior Features Balcony, BBQ gas line, Other

Lot Description Rectangular Lot

Roof Asphalt Shingle

Construction Other, Vinyl Siding

Foundation Poured Concrete

## Additional Information

Date Listed August 19th, 2025

Days on Market 26

Zoning DC

## Listing Details

Listing Office URBAN-REALTY.ca

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.