

# \$609,900 - 9 Cityscape Manor Ne, Calgary

MLS® #A2186098

**\$609,900**

3 Bedroom, 3.00 Bathroom, 1,480 sqft  
Residential on 0.07 Acres

Cityscape, Calgary, Alberta

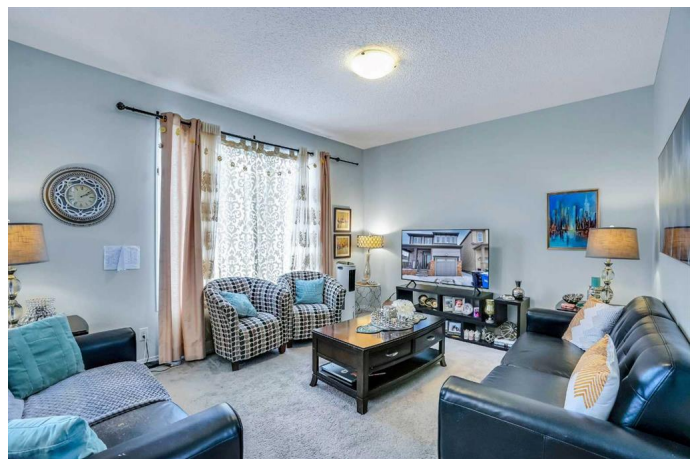
Welcome to this beautifully designed single-family home, perfectly situated on a coveted corner lot in one of Calgary's most sought-after neighborhoods. With a front-attached garage, this 3-bedroom, 2.5-bathroom gem is the epitome of comfort and convenience.

Step inside to discover a spacious and sunlit living room, enhanced by the warmth of a south-facing backyard. The bright, functional kitchen offers the perfect space for culinary creations, while the luxurious 4-piece ensuite in the primary bedroom provides a private retreat.

Outdoor living is a dream with a fully fenced backyard, ideal for families and entertaining. Enjoy easy access to parks, playgrounds, ponds, and over 110 acres of preserved natural beauty, complete with scenic walking and biking trails.

This home's unbeatable location keeps you close to everything you need—shopping centers, Calgary International Airport, and major roadways like Stoney Trail, Métis Trail, and Deerfoot Trail. With abundant parking and exceptional proximity to nature and urban conveniences, this home offers the perfect blend of lifestyle and location.

Don't miss this rare opportunity to call this stunning property your home—schedule your



viewing today!

Built in 2014

### Essential Information

MLS® #	A2186098
Price	\$609,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,480
Acres	0.07
Year Built	2014
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	9 Cityscape Manor Ne
Subdivision	Cityscape
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3N 0N6

### Amenities

Parking Spaces	3
Parking	Single Garage Attached
# of Garages	1

### Interior

Interior Features	Kitchen Island, Pantry, See Remarks, Vinyl Windows, Walk-In Closet(s)
Appliances	Dishwasher, Double Oven, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer/Dryer, Electric Range
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes

Basement Full, Unfinished

## Exterior

Exterior Features Private Yard  
Lot Description Back Yard, Front Yard  
Roof Asphalt  
Construction Vinyl Siding  
Foundation Poured Concrete

## Additional Information

Date Listed January 15th, 2025  
Days on Market 83  
Zoning DC

## Listing Details

Listing Office Grand Realty

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