

11145 Cityscape Drive NE
Calgary, Alberta

MLS # A2172165



\$575,900

Division:	Cityscape		
Type:	Residential/Other		
Style:	2 Storey		
Size:	1,521 sq.ft.	Age:	2023 (1 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Attached, Off Street		
Lot Size:	0.04 Acre		
Lot Feat:	Back Lane, Corner Lot, Front Yard, Lawn, Street Lighting		

Heating:	Central, Floor Furnace, Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full, Unfinished	LLD:	-
Exterior:	Concrete, Other, Vinyl Siding, Wood Frame	Zoning:	DC
Foundation:	Poured Concrete	Utilities:	-
Features:	Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters		

Inclusions: Window Coverings

Welcome to this stunning 3-bedroom, 2.5-bathroom END-UNIT townhouse in the vibrant Cityscape community, offering the perfect blend of style and convenience with NO CONDO FEE! This beautifully upgraded home boasts a DOUBLE ATTACHED GARAGE and a host of modern enhancements, including CEILING-HEIGHT CABINETS, upgraded hardware and backsplash, and a premium appliance package. Enjoy luxurious touches like upgraded lighting fixtures, sleek 1.25" quartz countertops, and POT LIGHTS throughout the home. The main floor features luxury vinyl plank flooring, while the upgraded carpet comes with thicker underlay for added comfort. The open spindle railing adds a contemporary flair, and the bathrooms have been carefully styled with upgraded vanities, full-height mirrors, glass shower doors, and high-end showerheads. Upstairs, you'll find a spacious loft/bonus room, a 2nd-floor laundry room, and a master ensuite with pot lights and quartz countertops for a truly elevated experience. Custom high-end blinds are installed on every window, ensuring privacy and style. This home is ideally located just **2 minutes from the bus stop** and steps away from the scenic **Cityscape playground and Wetland**, perfect for evening strolls. Enjoy proximity to numerous amenities, including restaurants and retail shops, making this a truly exceptional place to call home!