

4 Cityscape Boulevard NE  
Calgary, Alberta

MLS # A2200198

\$569,900

Division:	Cityscape		
Type:	Residential/Four Plex		
Style:	2 Storey		
Size:	1,533 sq.ft.	Age:	2025 (0 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.07 Acre		
Lot Feat:	Back Lane, Few Trees, Low Maintenance Landscape		

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

Inclusions: NONE

END UNIT| GREAT LOCATION WITH ATTRACTIVE PRICE| QUICK POSSESSION| NO CONDO FEE| 3 BEDROOMS| SPACIOUS BONUS ROOM| 2.5 WASHROOMS| DOUBLE GARAGE ATTACHED| This stunning end-unit townhome offers breathtaking views of the city and is perfect for growing families. Boasting 3 spacious bedrooms, 2.5 bathrooms, and a double-attached garage, this never-occupied home provides both comfort and convenience&mdash;without the burden of condo fees! Located in one of Calgary&rsquo;s most desirable neighborhoods, it is just steps from a shopping center, a bus stop, and only 10 minutes from Calgary International Airport, with easy access to Stoney Trail and more. The main floor features a thoughtfully designed open-concept layout with luxury vinyl plank (LVP) flooring throughout. A modern kitchen awaits with sleek stainless steel appliances, quartz countertops, a large island, and ample cabinet space. The cozy living room and separate dining area provide the perfect setting for relaxation and entertaining. Upstairs, a versatile bonus room offers endless possibilities for family fun or work-from-home needs. The spacious primary suite includes a luxurious ensuite bathroom and a huge walk-in closet, while two additional bedrooms share a well-appointed common bathroom. Don&rsquo;t miss out on this incredible opportunity to own a beautiful home in a prime location&mdash;schedule your viewing today!