

# \$409,900 - 309 Cityscape Court Ne, Calgary

MLS® #A2246878

**\$409,900**

3 Bedroom, 2.00 Bathroom, 1,432 sqft

Residential on 0.02 Acres

Cityscape, Calgary, Alberta

OPEN HOUSE: Saturday from 12PM - 3PM | Sunday from 11AM-1PM. Move-in ready and brimming with modern style, this Cityscape townhouse is the perfect place to call home!

Offering 3 bedrooms, 1.5 bathrooms, and over 1,400 sq. ft. of meticulously maintained living space, this 2018-built gem has no neighbours above or below for added privacy, plus an attached garage with driveway for ultimate convenience.

The bright, open main floor features a sleek white kitchen with quartz countertops, a generous dining area, and patio doors to your sunny west-facing balcony – an ideal spot to sip morning coffee or watch the sunset. Upstairs, you’ll find three well-proportioned bedrooms, perfect for a growing family or a home office setup.

Enjoy low condo fees and an unbeatable location just steps from a pond, playground, and scenic environmental reserve. Grocery stores, schools, and authentic local restaurants are nearby, with quick access to the airport, major routes, and CrossIron Mills for all your shopping and entertainment needs.

Stylish, functional, and in a prime location – this home truly has it all. Schedule your private showing today and get ready to fall in love!

Built in 2017



## Essential Information

MLS® #	A2246878
Price	\$409,900
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,432
Acres	0.02
Year Built	2017
Type	Residential
Sub-Type	Row/Townhouse
Style	3 Storey
Status	Active

## Community Information

Address	309 Cityscape Court Ne
Subdivision	Cityscape
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3N 0W5

## Amenities

Amenities	None
Parking Spaces	2
Parking	Concrete Driveway, Front Drive, Garage Door Opener, Garage Faces Front, Insulated, Parking Pad, Single Garage Attached
# of Garages	1

## Interior

Interior Features	Breakfast Bar, Ceiling Fan(s), Chandelier, Closet Organizers, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, Vinyl Windows
Appliances	Dishwasher, Electric Range, Microwave, Microwave Hood Fan, Washer/Dryer Stacked
Heating	Central, Forced Air
Cooling	None
Basement	None

**Exterior**

Exterior Features	Balcony, BBQ gas line, Lighting, Rain Gutters
Lot Description	Level, Rectangular Lot
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Frame
Foundation	Slab

**Additional Information**

Date Listed	August 8th, 2025
Days on Market	1
Zoning	DC

**Listing Details**

Listing Office	TREC The Real Estate Company
----------------	------------------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® 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.