

# \$769,900 - 194 Cityscape Way Ne, Calgary

MLS® #A2242732

**\$769,900**

3 Bedroom, 3.00 Bathroom, 2,259 sqft

Residential on 0.15 Acres

Cityscape, Calgary, Alberta

**\*\*OPEN HOUSE SUN JUL 27 1-5PM\*\***

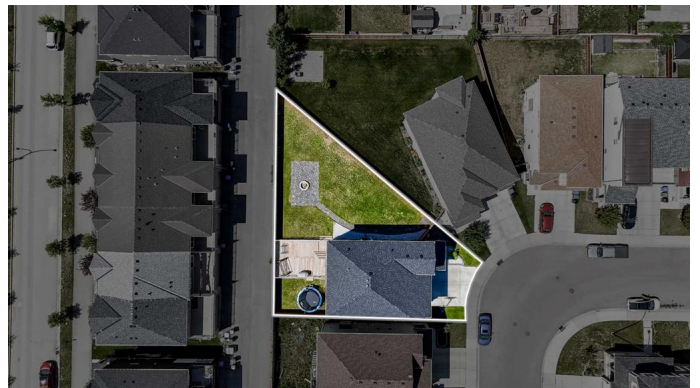
Welcome to this stunning home on a massive premium lot in the heart of Cityscape!

Step inside to a bright, tiled foyer that opens into a beautifully designed main floor featuring rich hardwood floors, 9-foot ceilings, and a spacious living room perfect for entertaining. The show-stopping kitchen is modern and elegant, with full-height white cabinetry, quartz countertops, a sleek chimney-style hood fan, a stylish tile backsplash, and even a garburator in the sink – offering both beauty and convenience.

Flooded with natural light thanks to its sunny south-facing exposure, this home offers an elevated split-level family room just a few steps up – complete with soaring ceilings, an eye-catching stone feature fireplace, and double doors leading to a charming front patio. It’s an ideal space for relaxing or keeping an eye on the kids while still feeling connected to the main living area.

Upstairs, you'll find an open-to-below loft, a spacious primary suite with a walk-in closet, and a luxurious 5-piece ensuite featuring double sinks, quartz counters, a tiled glass shower, and a deep soaker tub. Two additional well-sized bedrooms and another full bathroom complete the upper level.

Stay cool and comfortable all summer long with central air conditioning, and enjoy peace



of mind thanks to the included security cameras. The oversized double front-attached garage is a rare find – large enough to fit a pickup truck and equipped with a 220V plug for your electric vehicle.

Outside, the huge landscaped backyard features flagstone steps leading to a cozy firepit area, along with an expansive deck that’s perfect for hosting friends and family.

Located in the desirable community of Cityscape – just minutes from scenic walking paths, parks, shopping, and with quick access to both Stoney and Deerfoot Trail. Don’t miss your chance to make this exceptional, move-in-ready property your new home – book your showing today!

Built in 2016

**Essential Information**

MLS® #	A2242732
Price	\$769,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,259
Acres	0.15
Year Built	2016
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

**Community Information**

Address	194 Cityscape Way Ne
Subdivision	Cityscape

City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3N 0X1

### **Amenities**

Parking Spaces	6
Parking	220 Volt Wiring, Double Garage Attached, Oversized, Private Electric Vehicle Charging Station(s)
# of Garages	2

### **Interior**

Interior Features	Bathroom Rough-in, Double Vanity, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Vinyl Windows
Appliances	Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room, Gas, Stone
Has Basement	Yes
Basement	Full, Unfinished

### **Exterior**

Exterior Features	Fire Pit, Private Yard
Lot Description	Back Lane, Back Yard, Landscaped, Lawn, Private, See Remarks, Open Lot, Pie Shaped Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	July 23rd, 2025
Days on Market	2
Zoning	DC

### **Listing Details**

Listing Office

Royal LePage METRO

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