

# \$749,000 - 23 Cityscape Mews Ne, Calgary

MLS® #A2221798

**\$749,000**

5 Bedroom, 4.00 Bathroom, 2,101 sqft

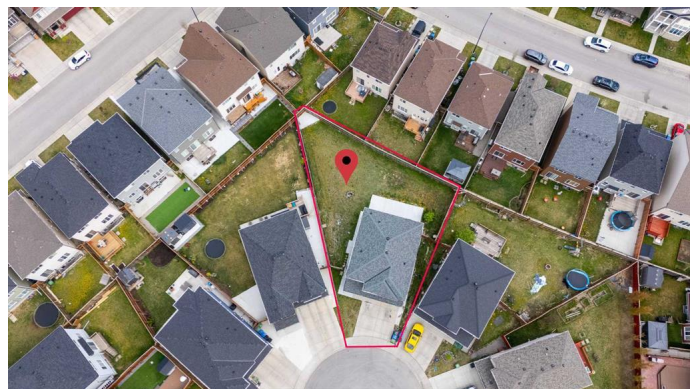
Residential on 0.16 Acres

Cityscape, Calgary, Alberta

Situated on a rare, oversized pie-shaped lot spanning over 7,000 sq ft., this beautifully upgraded home in the desirable community of Cityscape offers 3+2 bedrooms, 2.5+1 bathrooms, exceptional space, comfort, and income potential. Located on a quiet cul-de-sac in the neighbourhood, the fully fenced backyard provides an incredible outdoor area—perfect for entertaining, kids to play, or future landscaping projects.

Inside, you™re welcomed by a soaring 18-foot open-to-above foyer that fills the home with natural light. The main floor features 9-ft knockdown ceilings, a spacious living room with a cozy fireplace, and a well-appointed kitchen equipped with stainless steel appliances, including a gas stove, a large central island, upgraded cabinets, and a generous walk-in pantry.

Upstairs, you™ll find three large bedrooms and an expansive bonus room with oversized windows. The primary suite offers a tray ceiling and a private ensuite, while the secondary bathrooms are upgraded 4-piece layouts with modern finishes. Adding to the home™s appeal is a fully finished basement with a 2-bedroom illegal suite—complete with its own kitchen, living area, full bathroom, and a private side entrance. Additional upgrades include 9-foot ceilings on both main and upper levels, abundant daylight throughout, and excellent access to Deerfoot Trail, Stoney Trail, and a short drive to the C-Train station. This is a rare opportunity to own a spacious,



move-in-ready home on one of the largest lots in Cityscape. Donâ€™t miss outâ€”book your private showing today!

Built in 2014

### Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2221798    |
| Price          | \$749,000   |
| Bedrooms       | 5           |
| Bathrooms      | 4.00        |
| Full Baths     | 3           |
| Half Baths     | 1           |
| Square Footage | 2,101       |
| Acres          | 0.16        |
| Year Built     | 2014        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 23 Cityscape Mews Ne |
| Subdivision | Cityscape            |
| City        | Calgary              |
| County      | Calgary              |
| Province    | Alberta              |
| Postal Code | T3N 0M6              |

### Amenities

|                |                        |
|----------------|------------------------|
| Parking Spaces | 4                      |
| Parking        | Double Garage Attached |
| # of Garages   | 2                      |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | Kitchen Island, Laminate Counters, Separate Entrance  |
| Appliances        | Dishwasher, Dryer, Electric Stove, Garage Control(s), Gas Stove, Range Hood, Refrigerator, Washer, Washer/Dryer Stacked |
| Heating           | Forced Air  |

|                 |                                       |
|-----------------|---------------------------------------|
| Cooling         | None                                  |
| Fireplace       | Yes                                   |
| # of Fireplaces | 1                                     |
| Fireplaces      | Gas, Living Room                      |
| Has Basement    | Yes                                   |
| Basement        | Exterior Entry, Finished, Full, Suite |

## Exterior

|                   |   |
|-------------------|---|
| Exterior Features | Private Yard  |
| Lot Description   | Back Yard, City Lot, Interior Lot, Landscaped, Pie Shaped Lot |
| Roof              | Asphalt Shingle   |
| Construction      | Vinyl Siding, Wood Frame                                      |
| Foundation        | Poured Concrete   |

## Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | May 15th, 2025 |
| Days on Market | 40             |
| Zoning         | DC             |

## Listing Details

|                |                        |
|----------------|------------------------|
| Listing Office | RE/MAX Complete Realty |
|----------------|------------------------|

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