

\$599,900 - 85 Martin Crossing Way Ne, Calgary

MLS® #A2084229

\$599,900

4 Bedroom, 3.00 Bathroom, 1,101 sqft

Residential on 0.08 Acres

Martindale, Calgary, Alberta

Price reduced for quick sale. RARE opportunity to find Brand New Rebuilt two storey house with Legal Basement suite having total 4 Bedrooms with 2.5 washrooms and double detached garage in one of the most desirable community of Martindale. As you step in you will find very bright and cozy living room with Vinyl flooring throughout kitchen, dining room and half washroom. The open bright kitchen comes with white quartz counter top add a touch of elegance and durability with ceiling height glossy soft opening kitchen cabinets and Brand new Stainless steel appliances. The front load new washer dryer adds to comfort on main floor. Upstairs holds very bright and spacious Master bedroom with big window and closet. The other two bedrooms also have a lot of sunshine with big windows and closets. The full 4 piece washroom has ceramic tiles in tub upto the ceiling height. The Legal basement suite has separate entrance with very bright one bedroom having big egress window. The kitchen has white quartz counter tops, electric stove, fridge and one 4 piece washroom upto ceiling height Ceramic tiles and another egress window and separate laundry. You will find huge deck to enjoy your evenings or weekends on the backyard alongwith double detached garage. This house comes with a lot of upgrades you name including upgraded Vinyl throughout, Carpet, Lights, Egress windows, soft opening closets, Stainless steel Appliances, New High efficiency Furnance,



New Water Tank and many more. Very close to Sikh Temple, playground, LRT station, groceries, Nelson Mandela High school. A great property for first time home buyers to live and help in mortgage OR as investment purpose. Don't miss out this incredible opportunity to have your New Dream Home!!!!

Built in 2023

Essential Information

MLS® #	A2084229
Price	\$599,900
Sold Price	\$598,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,101
Acres	0.08
Year Built	2023
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	85 Martin Crossing Way Ne
Subdivision	Martindale
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3J3V3

Amenities

Parking Spaces	4
Parking	Double Garage Detached, Garage Door Opener

Interior

Interior Features	No Animal Home, No Smoking Home, Quartz Counters
Appliances	Dishwasher, Electric Stove, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer/Dryer
Heating	High Efficiency, Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Separate/Exterior Entry, Full, Suite

Exterior

Exterior Features	None
Lot Description	Back Lane, Landscaped, Level, Rectangular Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	October 6th, 2023
Date Sold	October 31st, 2023
Days on Market	25
Zoning	R-C1N
HOA Fees	0.00

Listing Details

Listing Office	THE REAL ESTATE COMPANY
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