

\$636,999 - 304 Manora Road Ne, Calgary

MLS® #A2111785

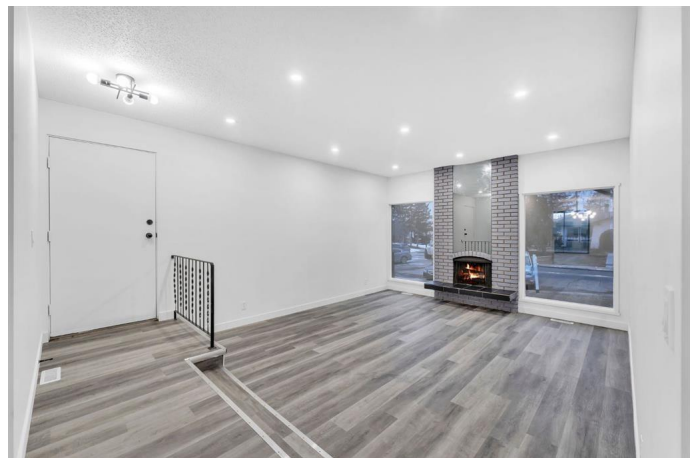
\$636,999

5 Bedroom, 3.00 Bathroom, 1,185 sqft

Residential on 0.11 Acres

Marlborough Park, Calgary, Alberta

Welcome to this Extensively Renovated Rare find Front car Garage Bungalow in the Amenities filled community of Marlborough Park ne CALGARY. On entering this bungalow you are greeted by a really great sized Living Area with a Gas fireplace it it. The Full Functional Brand new Kitchen with the Quarts countertops, custom Noir backsplash, Stainless steel appliances & a window in it for extra day light. Adjoining the Good Sized Dinning area, You will see a custom touch wall along with the stairs. The great sized Primary bedroom has a good sized window in it & a decent sized attached bathroom + a walk-in closet. Other 2 Bedrooms on this floor shares on common bathroom. Basement has a Brand new Separate entrance. The Basement has a great feature - It can be used as a 1 Bedroom suite (illegal) & the owner of this house can use the 2nd bedroom in the basement for themselves OR it can be rented out as a 2 Bedroom Suite (illegal) as well. Entering the basement are greeted by a decent sized living room along with the Brand new kitchen. 2 Good Sized Bedrooms shares 1 Common Bathroom in the basement. The spacious 2 Car garage (Attached) is a good sized to fit 2 full size Suv's in it. Drive way can be used for additional 2 car parkings. This is a Beautifully house with just only 1 Minute to the Big Plaza, Church, Bus Stop, 2 Minutes to the School, Trans-Canada Highway & Marlborough Park Community Centre.



Built in 1974

Essential Information

MLS® #	A2111785
Price	\$636,999
Sold Price	\$625,000
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	1,185
Acres	0.11
Year Built	1974
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold

Community Information

Address	304 Manora Road Ne
Subdivision	Marlborough Park
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2A 4R6

Amenities

Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	No Animal Home, No Smoking Home, Open Floorplan, See Remarks, Separate Entrance			
Appliances	Dishwasher,	Electric Range,	Garage Control(s),	Refrigerator, Washer/Dryer
Heating	Forced Air			
Cooling	None			
Fireplace	Yes			
# of Fireplaces	1			
Fireplaces	Gas			

Has Basement	Yes
Basement	Separate/Exterior Entry, Finished, Full, Suite

Exterior

Exterior Features	Other, Private Yard
Lot Description	Back Lane, Back Yard
Roof	Asphalt
Construction	Stucco
Foundation	Poured Concrete

Additional Information

Date Listed	March 2nd, 2024
Date Sold	March 28th, 2024
Days on Market	26
Zoning	R-C1
HOA Fees	0.00

Listing Details

Listing Office	RE/MAX iRealty Innovations
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