

\$569,000 - 4630 Marbank Drive Ne, Calgary

MLS® #A2117179

\$569,000

5 Bedroom, 2.00 Bathroom, 1,052 sqft

Residential on 0.13 Acres

Marlborough, Calgary, Alberta

Dear Prospective Buyers/Hard-working agents, please check the second picture to see all UPGRADES/FEATURES OF THIS HOME. Welcome to this spacious family home with 5 bedrooms and 2 bathrooms, full finished basement illegal suite with a separate kitchen and entrance. The main floor has ample natural light with large windows. On entering the house there is the living room connected with the kitchen seamlessly, creating a lot of spaces for family sharing time. On the main floor there are three bedroom with one 3pc bathroom, and down in the basement there are one master bedroom and another big bedroom, with 4pc bathroom, kitchen. The house features an oversized heated double garage and a professionally built big size carport backyard, allows for at least 2 vehicles to be parked, plus available street parking in front. It is very easy to get around from this house: walking distance to schools, parks and playground, bus and C-train, a couple of minutes drive to Peter Lougheed Hospital, Marlborough Mall, Walmart, Home Depot and a variety of restaurants/cafe in the area. Hurry and book a showing, this home is predicted not lasting long in the market.



Features of 4630 Marbank Drive NE

- Roof on Garage 1.5 y/o
- Carport with Concrete Pad 1.5 y/o
- New Deck, Railing 2 y/o. 2x12 Join
- New Ceiling Texture 7 y/o
- Newer Windows on both main floor and basement 7 y/o
- Hardwood Main Floor 7 y/o
- Kitchen main floor, both bathrooms renovated 7 y/o
- Soffit 2 y/o with lightning
- New Paint on whole main floor
- Brand new LVP Flooring, Baseboard in basement
- Hot water tank, high efficiency furnace 7 y/o
- Double Oversized Heated Garage 60 Amp, 220 Volt, Tankless Hot Water

Built in 1972

Essential Information

MLS® # A2117179

Price \$569,000

Sold Price	\$610,100
Bedrooms	5
Bathrooms	2.00
Full Baths	2
Square Footage	1,052
Acres	0.13
Year Built	1972
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold

Community Information

Address	4630 Marbank Drive Ne
Subdivision	Marlborough
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2A 3J5

Amenities

Parking Spaces	4
Parking	220 Volt Wiring, Alley Access, Carport, Double Garage Detached, Garage Door Opener, Heated Garage, Insulated, Oversized

Interior

Interior Features	Kitchen Island
Appliances	Dishwasher, Range Hood, Refrigerator, Stove(s), Washer/Dryer
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Separate/Exterior Entry, Finished, Full, Suite

Exterior

Exterior Features	Private Entrance
Lot Description	Back Lane
Roof	Asphalt Shingle
Construction	Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	March 23rd, 2024
Date Sold	April 2nd, 2024
Days on Market	10
Zoning	R-C1
HOA Fees	0.00

Listing Details

Listing Office	CIR Realty
----------------	------------



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