

\$479,900 - 83 Martinbrook Road Ne, Calgary

MLS® #A2164790

\$479,900

3 Bedroom, 2.00 Bathroom, 1,061 sqft
Residential on 0.06 Acres

Martindale, Calgary, Alberta

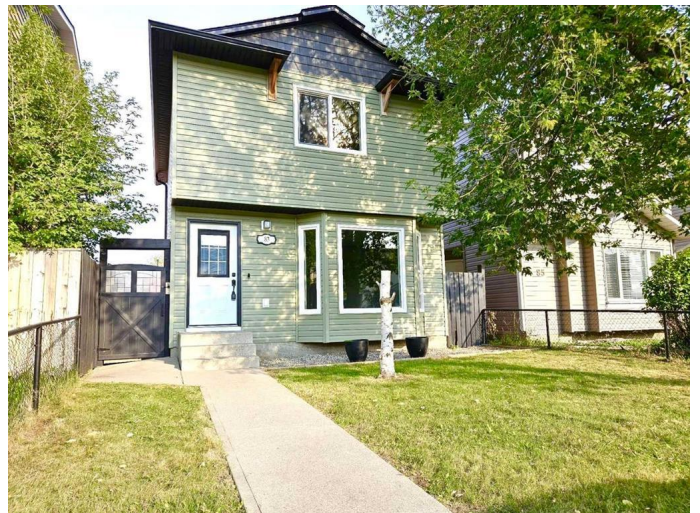
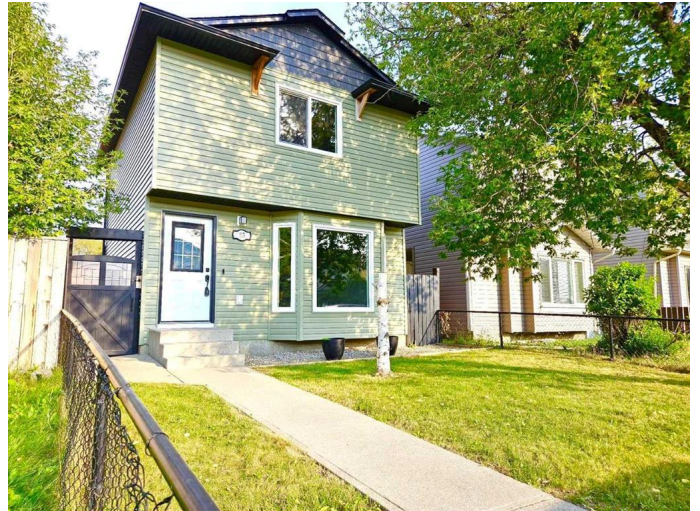
Welcome to this charming detached home in the heart of Martindale, NE Calgary. Priced attractively under \$500k, this residence seamlessly blends modern updates with classic comfort, making it an excellent choice for buyers seeking both value and quality.

Upon entering, you'll be greeted by a spacious main floor featuring a well-sized entry way, living room, dining room, and kitchen. Head upstairs, and you'll notice the brand-new carpet leading to the impressive primary bedroom, a newly renovated 4-piece bathroom, and two additional bedrooms. Recent upgrades include a new hot water tank, most windows, and refreshed exterior siding, with the majority of the interior newly painted in a neutral, bright tone.

The basement is a standout feature, boasting high ceilings that lend an airy feel to the space. It includes a large recreation room ideal for entertainment and relaxation, a convenient half-bath, and a dedicated laundry area.

One of the property's highlights is the expansive fenced front and back yards, perfect for gardening, family gatherings, or simply enjoying the outdoors. Located close to amenities and public transit, this home offers both convenience and comfort.

This residence beautifully combines a prime location with modern updates, providing a



fantastic opportunity to own a home in a desirable neighborhood. Donâ€™t miss out on making this delightful, updated property your new address! Schedule your viewing today and discover the ideal place to create lasting memories.

Built in 1989

Essential Information

MLS® #	A2164790
Price	\$479,900
Sold Price	\$445,000
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,061
Acres	0.06
Year Built	1989
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	83 Martinbrook Road Ne
Subdivision	Martindale
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3J3E1

Amenities

Parking Spaces	3
Parking	On Street, Parking Pad

Interior

Interior Features	See Remarks
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Appliances	Dishwasher, Electric Range, Refrigerator, Washer/Dryer
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Other, Private Yard
Lot Description	Back Lane, Dog Run Fenced In, Landscaped
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	September 10th, 2024
Date Sold	September 18th, 2024
Days on Market	7
Zoning	R-C2
HOA Fees	0.00

Listing Details

Listing Office	Sutton Group Grande Prairie Professionals
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