

\$620,000 - 16 Madigan Court Ne, Calgary

MLS® #A2170891

\$620,000

6 Bedroom, 3.00 Bathroom, 1,156 sqft
Residential on 0.13 Acres

Marlborough Park, Calgary, Alberta

Welcome to this immaculate home, located on a quiet cul-de-sac and backing onto a peaceful park. With over 2,000 sq. ft. of developed living space, this property offers both comfort and functionality, featuring 2 family rooms, 6 bedrooms, 2.5 baths, and many recent upgrades. The bright and inviting layout is perfect for both relaxation and entertaining, with a formal dining room that opens to a private deck overlooking the beautifully landscaped backyard. The third level walk-up includes a spacious family room, 3 bedrooms, and a full bathroom, offering great flexibility for guests or family. The basement is fully equipped with hookups for a future kitchen setup, providing endless possibilities for development or a secondary suite. A secondary suite would be subject to approval and permitting by the city/municipality. Enjoy peace of mind with recent updates, including windows replaced in December 2022, a new furnace installed in October 2023, and a new front door in April 2024. The double garage is fully insulated, drywalled, and heated—ideal for year-round use. Extras include curtains and blinds, plus a kitchen water filtration system serviced by Pure Water Solutions with filters replaced in June 2023. Located near schools, daycare centers, and essential amenities, this home is perfectly suited for family living. Don't miss your chance to make it yours—schedule a viewing today!

Built in 1975



Essential Information

MLS® #	A2170891
Price	\$620,000
Sold Price	\$630,000
Bedrooms	6
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,156
Acres	0.13
Year Built	1975
Type	Residential
Sub-Type	Detached
Style	4 Level Split
Status	Sold

Community Information

Address	16 Madigan Court Ne
Subdivision	Marlborough Park
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2A 5C7

Amenities

Parking Spaces	2
Parking	Heated Garage, Double Garage Detached, Oversized

Interior

Interior Features	No Smoking Home, Central Vacuum, No Animal Home, Separate Entrance
Appliances	Dishwasher, Microwave, Refrigerator, Electric Stove, Range Hood, Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Brick Facing, Living Room
Has Basement	Yes

Basement Finished, Full, Separate/Exterior Entry, Walk-Out

Exterior

Exterior Features Fire Pit
Lot Description Cul-De-Sac
Roof Asphalt Shingle
Construction Vinyl Siding, Wood Frame, Brick
Foundation Poured Concrete

Additional Information

Date Listed October 10th, 2024
Date Sold November 5th, 2024
Days on Market 26
Zoning R-CG
HOA Fees 0.00

Listing Details

Listing Office First Place Realty

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