

\$475,000 - 96 Martinbrook Road Ne, Calgary

MLS® #A2218641

\$475,000

3 Bedroom, 1.00 Bathroom, 1,059 sqft

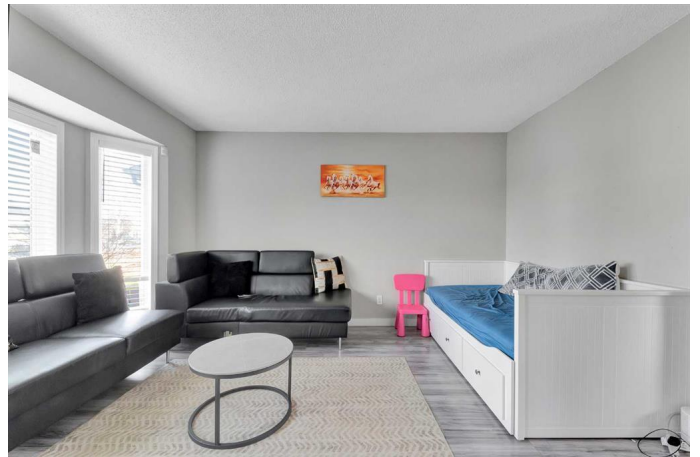
Residential on 0.08 Acres

Martindale, Calgary, Alberta

Beautiful, Sun-Filled Two-Storey Home in Prime Location!! Step into this immaculately maintained two-storey home, ready for you to move in. From the moment you arrive, this bright and welcoming property is an absolute pleasure to see. The main level boasts a spacious living room with large bay windows, a dining area, and a brand new kitchen complete with high-end stone countertops, a refrigerator and electric range/stove. Upstairs, you will find three bedrooms including a huge primary bedroom, all featuring wall-to-wall luxury vinyl plank flooring for easy maintenance. A clean and functional 4-piece bathroom completes the upper level. Step outside into the standout feature of this home - a massive, rectangle-shaped backyard that offers space and privacy. The fully fenced yard is perfect for families, entertaining, or gardening. The low-maintenance front lawn adds to the home's curb appeal. The unfinished basement comes with a washer and dryer and awaits your personal touch to expand your living space. Located within walking distance to schools, parks, and public transit, and just minutes from shopping, restaurants, and a Sikh temple - this home is perfectly situated for convenience and lifestyle. Don't miss this fantastic opportunity to own a bright, spacious, and move-in-ready home at a great price!

Built in 1989

Essential Information



| | |
|----------------|-------------|
| MLS® # | A2218641 |
| Price | \$475,000 |
| Bedrooms | 3 |
| Bathrooms | 1.00 |
| Full Baths | 1 |
| Square Footage | 1,059 |
| Acres | 0.08 |
| Year Built | 1989 |
| Type | Residential |
| Sub-Type | Detached |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|------------------------|
| Address | 96 Martinbrook Road Ne |
| Subdivision | Martindale |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T3J 3E1 |

Amenities

| | |
|---------|------------|
| Parking | Off Street |
|---------|------------|

Interior

| | |
|-------------------|---|
| Interior Features | No Animal Home, No Smoking Home |
| Appliances | Dryer, Refrigerator, Washer, Electric Range, Range Hood |
| Heating | Central, Natural Gas |
| Cooling | None |
| Has Basement | Yes |
| Basement | Full, Unfinished |

Exterior

| | |
|-------------------|---------------------------------------|
| Exterior Features | Private Yard |
| Lot Description | Back Yard, Rectangular Lot, Back Lane |
| Roof | Asphalt Shingle |
| Construction | Vinyl Siding, Wood Frame |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|----------------|
| Date Listed | May 16th, 2025 |
| Days on Market | 67 |
| Zoning | R-CG |

Listing Details

| | |
|----------------|-------------|
| Listing Office | Real Broker |
|----------------|-------------|

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.