$544,900 - 42 Martindale Boulevard Ne, Calgary

MLS® #A2237535

$544,900

4 Bedroom, 4.00 Bathroom, 1,082 sqft
Residential on 0.06 Acres

Martindale, Calgary, Alberta

Location! Location! Location!
Welcome to this stunning 4-bedroom, 3.5-bathroom home with an illegal basement suite, located in the highly sought-after community of Martindale. Just steps from the Dashmesh Culture Centre , this home offers the perfect combination of comfort, space, and unbeatable convenience â€” ideal for families or investors. The main level features a bright and spacious living room with large windows that fill the space with natural light, as well as a convenient powder room. The modern kitchen is equipped with stainless steel appliances, newer cabinetry, quartz countertops, and is complemented by a dining area that opens onto a large wooden deck â€” perfect for family gatherings and outdoor enjoyment. Upstairs, youâ€™ll find a generous primary bedroom with a 4-piece ensuite and walk-in closet, plus two additional bedrooms, another 4-piece main bathroom, and a stacked washer and dryer conveniently located on the same level. The basement is developed into a 1-bedroom illegal suite with a separate entrance, and laundry. Ideal for rental income or extended family. It includes a fully functional kitchen with quartz countertops and modern cabinetry, a cozy family area with a window, a 3-piece ensuite bathroom connected to the bedroom, and its own separate laundry. Additional highlights include hardwood flooring throughout all levels and stairs, modern light fixtures and pot lights, a fully fenced backyard with a wooden deck and a newer Carport in

the backyard is also included with the property . The home is located close to public transit, shopping plazas, schools, and is only a short walk to the Sikh temple. Donâ€™t miss this amazing opportunity to own a beautiful home in one of NE Calgaryâ€™s most desirable neighborhoods. Book for your showing Today .

Built in 1990

Essential Information

MLS® #	A2237535
Price	$544,900
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,082
Acres	0.06
Year Built	1990
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	42 Martindale Boulevard Ne
Subdivision	Martindale
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3J3H3

Amenities

Parking Spaces	2
Parking	Off Street, Alley Access, Carport

Interior

Interior Features	No Animal Home, Quartz Counters, Separate Entrance, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Stove, Refrigerator, Washer, Washer/Dryer Stacked, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Exterior Entry, Finished, Full, Suite

Exterior

Exterior Features	None
Lot Description	Back Lane, Back Yard, Private, Rectangular Lot
Roof	Asphalt Shingle
Construction	Brick, Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	July 10th, 2025
Days on Market	32
Zoning	R-CG

Listing Details

Listing Office	TREC The Real Estate Company

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