

# \$569,999 - 83 Martha's Close Ne, Calgary

MLS® #A2244670

## \$569,999

3 Bedroom, 3.00 Bathroom, 1,462 sqft  
Residential on 0.08 Acres

Martindale, Calgary, Alberta

This beautifully kept 3-bedroom, 2.5-bath home with a double front-attached garage is a perfect fit for first-time buyers or savvy investors, ideally located in the desirable community of Martindale in NE Calgary. The main level features a bright and inviting living room with a cozy fireplace, a central kitchen with plenty of cabinet space, a dedicated dining area, convenient laundry, and a 2-piece powder room. Step outside to a spacious deck and fully fenced backyard—great for relaxing or entertaining. Upstairs offers a generous primary bedroom with a walk-in closet and private ensuite, plus two more comfortable bedrooms and a full bathroom. The fully finished basement includes a large rec room and a stylish wet bar, adding valuable space for family or guests. Close to schools, parks, playgrounds, and transit, this home offers unbeatable value and location—schedule your private showing today!

Built in 2001

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | A2244670  |
| Price          | \$569,999 |
| Bedrooms       | 3         |
| Bathrooms      | 3.00      |
| Full Baths     | 2         |
| Half Baths     | 1         |
| Square Footage | 1,462     |



|            |             |
|------------|-------------|
| Acres      | 0.08        |
| Year Built | 2001        |
| Type       | Residential |
| Sub-Type   | Detached    |
| Style      | 2 Storey    |
| Status     | Active      |

### **Community Information**

|             |                      |
|-------------|----------------------|
| Address     | 83 Martha's Close Ne |
| Subdivision | Martindale           |
| City        | Calgary              |
| County      | Calgary              |
| Province    | Alberta              |
| Postal Code | T3J4P3               |

### **Amenities**

|                |                        |
|----------------|------------------------|
| Parking Spaces | 4                      |
| Parking        | Double Garage Attached |
| # of Garages   | 2                      |

### **Interior**

|                   |                                                                   |
|-------------------|-------------------------------------------------------------------|
| Interior Features | Bar, Kitchen Island, Open Floorplan, Pantry                       |
| Appliances        | Dishwasher, Electric Stove, Microwave, Refrigerator, Washer/Dryer |
| Heating           | Forced Air                                                        |
| Cooling           | None                                                              |
| Fireplace         | Yes                                                               |
| # of Fireplaces   | 1                                                                 |
| Fireplaces        | Gas                                                               |
| Has Basement      | Yes                                                               |
| Basement          | Finished, Full                                                    |

### **Exterior**

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

### **Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | August 2nd, 2025 |
| Days on Market | 35               |
| Zoning         | R-CG             |

**Listing Details**

|                |            |
|----------------|------------|
| Listing Office | eXp Realty |
|----------------|------------|

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