

\$494,900 - 32 Martindale Boulevard Ne, Calgary

MLS® #A2254701

\$494,900

4 Bedroom, 2.00 Bathroom, 1,005 sqft

Single Family on 0.07 Acres

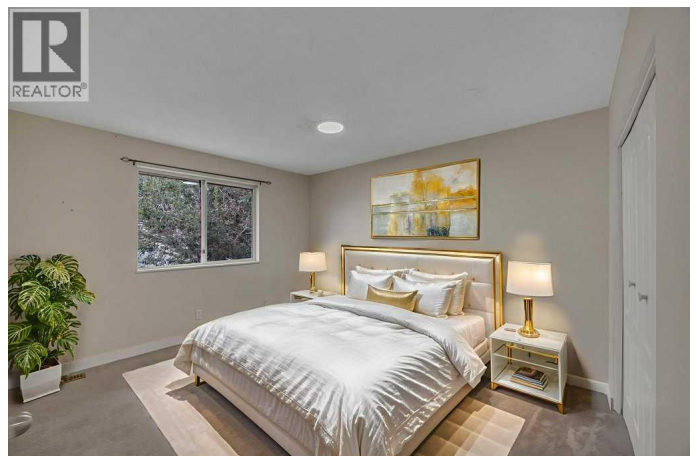
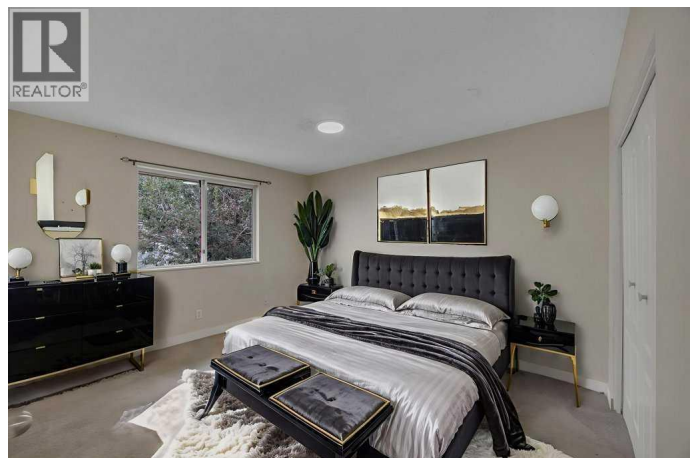
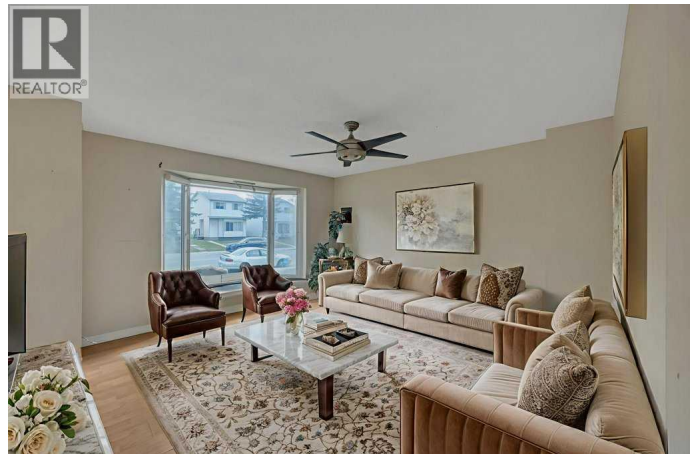
Martindale, Calgary, Alberta

Experience this recently renovated gem in the vibrant community of Martindale, offering nearly 1,900 sq ft of well-planned living space, including a fully developed basement with a separate entrance—perfect for rental income or multigenerational living. The main level features gleaming laminate flooring, a spacious living room, a dedicated dining area, and a private kitchen equipped with stainless steel appliances. Upstairs, you’ll find two generously sized bedrooms and a full bathroom. The recently updated illegal suite boasts a large kitchen, open dining and living areas, two bright bedrooms with large windows, a full bathroom, and its own laundry, with the added flexibility laundry on the main floor. Ideally located within walking distance to the Martindale LRT Station, Genesis Centre, schools, grocery stores, and parks, this home blends comfort, convenience, and excellent investment potential. Book your private tour today! (id:6289)

Built in 1990

Essential Information

Listing #	A2254701
Price	\$494,900
Bedrooms	4
Bathrooms	2.00
Square Footage	1,005
Acres	0.07



Year Built	1990
Type	Single Family
Sub-Type	Freehold
Style	4 Level

Community Information

Address	32 Martindale Boulevard Ne
Subdivision	Martindale
City	Calgary
Province	Alberta
Postal Code	T3J3H3

Amenities

Amenities	Park, Playground, Schools, Shopping
Features	No Animal Home, No Smoking Home
Parking Spaces	2
Parking	Other

Interior

Appliances	Washer, Refrigerator, Dishwasher, Stove, Dryer, See remarks, Window Coverings
Heating	Forced air
Cooling	None
Has Basement	Yes
Basement	Separate entrance, Suite

Exterior

Exterior	Vinyl siding, Wood siding
Foundation	Poured Concrete

Listing Details

Listing Office	PREP Realty
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