

# \$520,000 - 250 Martindale Boulevard Ne, Calgary

MLS® #A2218103

**\$520,000**

4 Bedroom, 2.00 Bathroom, 1,023 sqft

Residential on 0.06 Acres

Martindale, Calgary, Alberta

Welcome to this greatly updated 4-bedroom, 2-bathroom fully detached home located in the heart of Martindale, in NE Calgary. With a spacious 1,023 sqft between the main and upper floors + an additional 1,023 sqft between the lower and basement levels, this 4-level split has room for your family. Perfectly positioned close to schools, public transportation, and other essential amenities, this home offers the ideal blend of comfort, convenience, and long-term value.

Step inside and enjoy peace of mind with a long list of recent upgrades, including windows and doors (2017), new shingles, durable vinyl siding, a double detached garage (2021), new furnace, and new hot water tank (2024)â€”everything has been thoughtfully upgraded for ease of maintenance. Inside, the fourth (basement) level is a blank canvas awaiting your personal touchâ€”ideal for a small home gym, or extra storage!

The fully fenced yard with rear lane access adds both privacy and practicality, while the double car detached garage allows for ample parking and the convenience of secured storage.

Whether you're a growing family or a first-time buyer, this well-maintained and centrally located home is ready to welcome you.

Don't miss outâ€”schedule your private



showing today!

Built in 1989

### **Essential Information**

MLS® #	A2218103
Price	\$520,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,023
Acres	0.06
Year Built	1989
Type	Residential
Sub-Type	Detached
Style	4 Level Split
Status	Active

### **Community Information**

Address	250 Martindale Boulevard Ne
Subdivision	Martindale
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3J 3C9

### **Amenities**

Parking Spaces	2
Parking	Alley Access, Double Garage Detached, Garage Door Opener
# of Garages	2

### **Interior**

Interior Features	No Smoking Home
Appliances	Dishwasher, Refrigerator, Stove(s), Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Partial, Partially Finished

**Exterior**

Exterior Features	Private Yard
Lot Description	Front Yard
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

**Additional Information**

Date Listed	May 7th, 2025
Days on Market	7
Zoning	R-CG

**Listing Details**

Listing Office	Real Broker
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