

# \$499,000 - 3948 Marbank Drive Ne, Calgary

MLS® #A2248862

## \$499,000

3 Bedroom, 2.00 Bathroom, 993 sqft

Residential on 0.11 Acres

Marlborough, Calgary, Alberta

Here is a cute bungalow in the wonderful community Marlborough. The owners of last 52 years have just moved on and the well cared for home is looking for its new owners. Over the years there have been many updates to the home, the kitchen, laminate floors, new carpet down stairs, fresh exterior paint and some new lighting. There are 3 bedrooms up, potentially for one down (no egress window), 2 baths, a generous living/dining room and a large rec room in the lower level. there is a nice big back yard with plenty of room to build a double garage off the alley behind the house. The property is sitting in a great spot, across the street from a large park, close to the LTR and shopping, schools and a bus stop is next door. This is a perfect first time buyers home!

Built in 1972

## Essential Information

MLS® #	A2248862
Price	\$499,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	993
Acres	0.11
Year Built	1972
Type	Residential



Sub-Type	Detached
Style	Bungalow
Status	Active

### Community Information

Address	3948 Marbank Drive Ne
Subdivision	Marlborough
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2A3Z9

### Amenities

Parking Spaces	2
Parking	Off Street, Parking Pad

### Interior

Interior Features	Laminate Counters, No Smoking Home, Separate Entrance
Appliances	Dishwasher, Dryer, Electric Stove, Freezer, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Storage
Lot Description	Back Lane, Few Trees
Roof	Asphalt Shingle
Construction	Stucco, Wood Frame, Wood Siding
Foundation	Poured Concrete

### Additional Information

Date Listed	August 19th, 2025
Days on Market	1
Zoning	R-CG

**Listing Details**

Listing Office            Century 21 Bamber Realty LTD.

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