# \$540,000 - 5112 Maryvale Drive Ne, Calgary

MLS® #A2255407

## \$540,000

5 Bedroom, 2.00 Bathroom, 1,020 sqft Residential on 0.14 Acres

Marlborough, Calgary, Alberta

VERY NEAT AND CLEAN RECENTLY RENOVATED 4 LEVEL SPLIT.FULLY FINISHED ON ALL 4 LEVELS.COMES WITH TOTAL 5 BEDROOMS AND 2 FULL BATHS.2 GOOD SIZE BEDROOM ON THE UPPER LEVEL 2 BEDROOMS ON THE 3RD LEVEL AND ONE BEDROOM ON THE 4TH LEVEL.SITUATED ON A HUGE LOT ON THE BUS ROUTE AND ONE BLOCK TO SCHOOLS, CLOSE TO MARLBOROUGH MALL AND LRT STATION. MAIN LEVEL LIVING ROOM WITH FIRE PLACE, KITCHEN AND DINING AREA AND DOOR GOING TO A HUGE DECK, OVERSIDE DOUBLE DETACHED GARAGE 24X26.HOUSE SHOW VERY WELL SOME OF THE UPGRADES DONE ARE FLOORING AND PAINT 1 YEAR AGO, BATHROOM AND ELECTRICAL 2 YEARS AGO, SHINGLES 4 YEAR AGO, NEW FURNACE ABOUT 10 YEARS AGO AND **NEWER WINDOWS.RENTED FOR \$2500** PER MONTH FIXED LEASE TILL END OF OCT,2026.VERY GOOD FOR INVESTMENT. BUT IF YOU WANT TAKE OVER TENANTS.POSSESSION CAN BE ANY TIME. . SHOWINGS 4 TO 8 PM EXCEPT SUNDAY WITH 24 HOURS NOTICE.



Built in 1968

#### **Essential Information**

MLS® # A2255407 Price \$540.000 Bedrooms 5

Bathrooms 2.00

Full Baths 2

Square Footage 1,020

Acres 0.14

Year Built 1968

Type Residential

Sub-Type Detached

Style 4 Level Split

Status Active

# **Community Information**

Address 5112 Maryvale Drive Ne

Subdivision Marlborough

City Calgary
County Calgary
Province Alberta
Postal Code t2a 2t4

## **Amenities**

Parking Spaces 4

Parking Double Garage Detached

# of Garages 2

#### Interior

Interior Features Storage

Appliances Dishwasher, Dryer, Electric S

Heating Forced Air, Natural Gas

Cooling None

Fireplace Yes

# of Fireplaces 1

Fireplaces Gas

Has Basement Yes

Basement Finished, Full

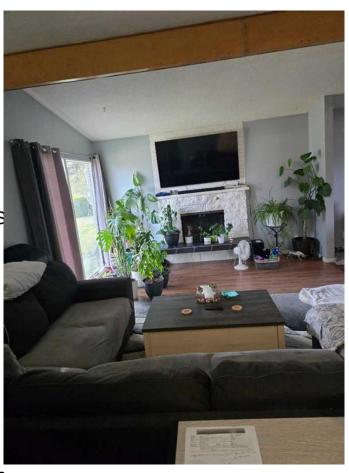
#### **Exterior**

Exterior Features Playground, Private Entrance

Lot Description Back Lane, Back Yard, Landscaped

Roof Asphalt Shingle





Construction Stucco, Wood Frame

Foundation Poured Concrete

## **Additional Information**

Date Listed September 8th, 2025

Days on Market 55

Zoning R-CG

# **Listing Details**

Listing Office Royal LePage METRO

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