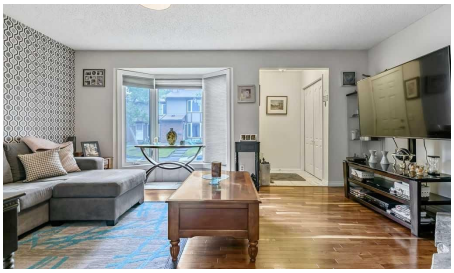
114 6103 Madigan Drive NE

Calgary | Active | MLS® A2337556

$294,500









Bedrooms	Bathrooms	Year Built	Living area
3	**2**	**1976**	**1,203 sq. ft.**

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403-830-5152 | tiwana@maltiwana.ca

Listed by Real Estate Professionals Inc.

A closer look

Welcome home! In 2021 this great three bedroom unit received a bright, new kitchen with an eating bar, backsplash, new vanity, and updated main bathroom. The main floor features hardwood and tile flooring. The woodburning fireplace in the living room makes a beautiful feature wall and you'll appreciate the convenient main floor powder room, perfect for guests. Upstairs you will find a bright and spacious primary bedroom featuring a generous closet with custom built closet organizer, as well as two more bedrooms and a 4 piece bath. The basement family room and flex room have been partially developed and are ready for your personal touches. Outside, you will appreciate your own private, fenced yard with patio, leading to your parking stall. This townhouse complex is pet friendly with board approval. Also, note that the current monthly condo fee includes a temporary loan payment which renews in March 2027. The seller is providing a closing credit to offset the remaining balance for the unit.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2337556
Bedrooms	3
Bathrooms	2
Year Built	1976
Property Type:	Residential
Property Sub Type:	Row/Townhouse
Condo Type:	Conventional Condo
Transaction Type:	For Sale
Suite:	No
Num Legal Suites:	0
Num Illegal Suites:	0
Home Style:	2 Storey
Total Living Area:	1,203 sq. ft.
Main Level Finished Area:	619 sq. ft.
Upper Level Finished Area:	584 sq. ft.

Below Grade Finished Area:	611 sq. ft.
Condo Fee:	$664.75
Condo Fee Includes:	Common Area Maintenance, Professional Management, Reserve Fund Contributions, Residential Manager, Snow Removal, Trash
Front Exposure:	South
Unit Exposure:	South
Entry Level:	1
Levels:	Two
End Unit:	2+ Common Walls
Total Rooms Above Grade:	6
Year built:	1976 (Age: 50)
Bedrooms:	3 (Above Grd: 3)
Bedrooms Above Grade:	3
Bedrooms On Main:	0
Bedrooms Below Grade:	0
Bathrooms:	2.0 (Full:1, Half:1)
Num Ensuite Baths:	0
Plan:	7710848
Heating:	Forced Air, Natural Gas
Basement:	Full, Partially Finished, None
Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Concrete, Mixed, Wood Frame, Wood Siding
Structure Type:	Five Plus
Roof:	Asphalt Shingle
Ensuite:	No

Flooring:	Carpet, Hardwood, Tile
Cooling:	None
Fireplaces:	1
Fireplace Details:	Wood Burning
Garage:	No
Parking:	Assigned, Stall
Parking Places:	1
Parking Total/Covered:	1 / -
Laundry Features:	In Basement
Condo Fee Frequency:	Monthly
City Quadrant:	Northeast
Condo Name:	Villa In The Park
Community:	Marlborough Park
Amenities:	Parking, Visitor Parking
Appliances:	Dishwasher, Dryer, Electric Stove, Range Hood, Refrigerator, Washer, Window Coverings, Wine Refrigerator
Inclusions:	none
Restrictions:	None Known
Pets Allowed:	Restrictions, Yes
Main Floor	Entrance · 5' × 4' ·
Main Floor	Living Room · 17'3" × 11'5" ·
Main Floor	Dining Room · 11'11" × 7' ·
Main Floor	Kitchen · 13'4" × 10'4" ·
Upper Level	Bedroom - Primary · 14'11" × 11'6" ·
Upper Level	Bedroom · 11'2" × 9'3" ·
Upper Level	Bedroom · 9'7" × 7'6" ·

Title to Land:	Fee Simple
Community Features:	Park, Playground, Schools Nearby, Shopping Nearby
Interior Features:	Breakfast Bar, Closet Organizers, Wood Counters
Exterior Features:	None, Private Yard
Patio And Porch Features:	Patio
Lot Features:	Back Lane, Landscaped
Num. of Parcels:	0
Fencing:	Fenced
Region:	Calgary
Zone:	CAL Zone NE
Zoning:	M-C1
Listed Date:	Aug 14, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/114-6103-madigan-drive-ne-calgary-a2337556/

Tiwana Team | 403-830-5152 | tiwana@maltiwana.ca

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