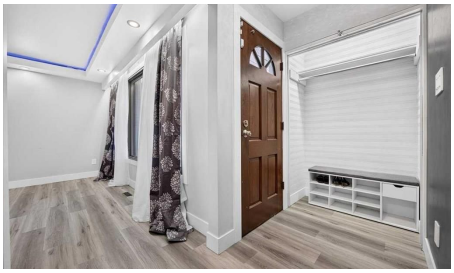
126 Marbrooke Circle NE

Calgary | Active | MLS® A2358831

$684,500









Bedrooms	Bathrooms	Year Built	Living area
8	**5**	**1969**	**3,129 sq. ft.**

Your next move starts with a conversation.

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Listed by Real Broker

A closer look

A Home for the holidays with elbow space and room to breath for everyone, with almost 4500 sq feet of living space this unique home sitting on a quiet circle street in Marlborough is a must see, With room for extended family, rental income, or both. Six bedrooms above grade. A self-contained lower unit with its own entrance. And extras most homes this size simply do not have.

The main floor gives you two bedrooms, Dual primary with walk in closets and 3 piece ensuites plus electric fire places. A full kitchen with island built in sink and dish washer plus electricity and under bench lighting, a dining room, a living room, a separate family room with a wood fire place, a half bath, and main floor laundry plus endless storage. That makes it a complete home on one level. But it keeps going, upstairs we have Four more bedrooms, a four piece Bathroom, a flex room and a sitting area giving you every configuration a large or multigenerational household needs: home offices, guest rooms, kids' rooms, a flex space lets not forget the sky light to let all the natural light in. But wait it keep going, the basement utility room has two furnaces one replaced in 2026, A tankless hot water tank means you are never waiting another laundry unit and we haven't even entered the basement.

The lower level has a separate walk-up to grade entrance, three flex rooms, storage, a full kitchen, a full bathroom, a Family room with wood fire place and access to laundry. Whether you use it for family, a long-term tenant, or an occasional rental, the layout is already there.

Step outside because yes theres more, the outdoor spaces match the scale of what is inside. A covered and heated deck extends your usable season well into the Alberta colder months. A covered front porch. A pergola. A shed with a built in bird house, The U-curved drive-through driveway means no reversing, no blocked-in cars, easy access for larger vehicles. The attached garage adds one more layer of everyday convenience.

Then the part that makes buyers stop scrolling - a hot tub room inside the home (under the Linoleum floor), a two person hot tub outside, a sauna in the basement, a cold room in the basement, A powered work shop shed in the backyard. These are not features you find bundled together at this price point.

Marlborough is an established NE community with walkable streets and real infrastructure. The home backs onto a lane and sides onto a path. The C-Train station is a short walk away - direct rail to downtown, no transfers. Ten minutes from the core by car. Big Marlborough Park, Marwood Park, and multiple schools including St. Martha (K-9) are all close. Marlborough Mall is minutes away for everyday errands. The circle street is quiet by design. When you are ready to walk through, reach out to your favourite Agent and leave the rest to them.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2358831
Bedrooms	8

Bathrooms	5
Year Built	1969
Property Type:	Residential
Property Sub Type:	Detached
Condo Type:	Not a Condo
Transaction Type:	For Sale
Suite:	Yes
Num Legal Suites:	0
Num Illegal Suites:	1
Home Style:	1 and Half Storey
Total Living Area:	3,129 sq. ft.
Main Level Finished Area:	2,004.43 sq. ft.
Below Grade Finished Area:	1,300.34 sq. ft.
Acreage:	No
Lot Area:	6,318 sq. ft.
Lot Frontage:	15'4"
Front Exposure:	North
Levels:	One and One Half
Total Rooms Above Grade:	15
Year built:	1969 (Age: 57)
Bedrooms:	8 (Above Grd: 6)
Bedrooms Above Grade:	6
Bedrooms On Main:	2
Bedrooms Below Grade:	2
Bathrooms:	5.0 (Full:4, Half:1)
Num Ensuite Baths:	2

Plan:	5571JK
Heating:	Forced Air, Wood Stove
Basement:	Full, Finished, Separate/Exterior Entry, Walk Up
Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Brick, Mixed, Other, Wood Siding
Structure Type:	House
Roof:	Clay Tile
Ensuite:	Yes
Flooring:	Carpet, Linoleum, Slate, Tile, Vinyl Plank
Cooling:	None
Fireplaces:	4
Fireplace Details:	Basement, Bedroom, Electric, Family Room, Mantle, Masonry, Primary Bedroom, Raised Hearth, Wood Burning
Garage:	Yes
Garage Spaces:	1
Parking:	Drive Through, Driveway, Single Garage Attached
Parking Places:	5
Parking Total/Covered:	5 / -
Laundry Features:	In Basement, Main Level
City Quadrant:	Northeast
Community:	Marlborough
Appliances:	Built-In Oven, Dishwasher, Dryer, Electric Cooktop, Humidifier, Microwave, Microwave Hood Fan, Refrigerator, See Remarks, Stove(s), Trash Compactor, Washer, Washer/Dryer, Window Coverings
Inclusions:	Hot tub in the floor, hot tub outside, Sauna, work shop, shed, outside deck heater,
Restrictions:	Easement Registered On Title

Main Floor	Living Room · 17'11" × 15'2" ·
Main Floor	Family Room · 19'10" × 12'11" ·
Main Floor	Kitchen · 14'7" × 13'4" ·
Main Floor	Dining Room · 17' × 9'8" ·
Main Floor	Sunroom/Solarium · 15'5" × 11'1" ·
Main Floor	Bedroom - Primary · 13'1" × 11'6" ·
Main Floor	Walk-In Closet · 7'11" × 3'11" ·
Main Floor	Bedroom - Primary · 13'1" × 12'6" ·
Main Floor	Walk-In Closet · 7'11" × 3'9" ·
Main Floor	Foyer · 9'10" × 4' ·
Main Floor	Foyer · 10'5" × 5'3" ·
Main Floor	Laundry · 5'5" × 2'9" ·
Main Floor	Covered Porch · 12'3" × 5'5" ·
Upper Level	Bonus Room · 10'2" × 9'1" ·
Upper Level	Bedroom · 14'7" × 9'3" ·
Upper Level	Bedroom · 13'6" × 9'7" ·
Upper Level	Bedroom · 13'4" × 9'7" ·
Upper Level	Bedroom · 13'8" × 9'9" ·
Upper Level	Walk-In Closet · 24'11" × 3'8" ·
Upper Level	Exercise Room · 9'11" × 9'6" ·
Basement	Kitchen · 13'6" × 8'6" ·
Basement	Game Room · 15' × 10'8" ·
Basement	Family Room · 18'10" × 12'5" ·
Basement	Mud Room · 4'11" × 4'7" ·
Basement	Bedroom · 10'9" × 8'9" ·
Basement	Walk-In Closet · 4'11" × 3'10" ·

Basement	Bedroom · 10'9" × 10'6" ·
Basement	Sauna · 7'2" × 5'5" ·
Basement	Storage · 7' × 5'1" ·
Basement	Other · 22'1" × 9'10" ·
Basement	Furnace/Utility Room · 9'10" × 6'7" ·
Title to Land:	Fee Simple
Community Features:	Playground, Schools Nearby, Shopping Nearby, Sidewalks, Walking/Bike Paths
Interior Features:	Built-in Features, Central Vacuum, Closet Organizers, Double Vanity, Granite Counters, Kitchen Island, Sauna, See Remarks, Separate Entrance, Skylight(s), Storage, Tankless Hot Water, Vaulted Ceiling(s), Walk-In Closet(s)
Exterior Features:	Dog Run, Private Entrance, Private Yard, Storage
Patio And Porch Features:	Awning(s), Deck, Front Porch, Patio, Pergola
Lot Features:	Back Lane, Back Yard, Corner Lot, Front Yard, Gazebo, Paved, Yard Drainage, Yard Lights
Num. of Parcels:	0
Outbuildings:	Shed, Shop
Fencing:	Fenced
Region:	Calgary
Zone:	CAL Zone NE
Zoning:	R-CG
Listed Date:	Nov 21, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/126-marbrooke-circle-ne-calgary-a2358831/

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