15 6100 4 Avenue NE

Calgary | Active | MLS® A2355060

$309,999









Bedrooms	Bathrooms	Year Built	Living area
3	**2**	**1977**	**1,108.06 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by eXp Realty

A closer look

Welcome to Madigan Village in Marlborough Park! This two-storey townhouse offers a practical layout, a finished basement and the convenience of two assigned parking stalls.

Step inside to a main floor featuring a living room, dining area and kitchen, with a patio door leading outside to enjoy the green space behind the home. Upstairs, you'll find three bedrooms and a full bathroom, giving you plenty of room for family, guests or a home office.

The finished basement adds even more flexibility with a family room, den and second full bathroom-ideal for a movie night, workout space or a quiet place to work from home.

With parks and playgrounds nearby, this home is a great opportunity for a first-time buyer, growing family or investor. Come see the possibilities for yourself-book your private showing today!

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2355060
Bedrooms	3
Bathrooms	2
Year Built	1977
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:	1,108.06 sq. ft.
Condo Fee:	$411.84

Condo Fee Includes:	Common Area Maintenance, Parking, Professional Management, Reserve Fund Contributions, Snow Removal, Trash
Front Exposure:	East
Unit Exposure:	East
Entry Level:	1
Levels:	Two
End Unit:	2+ Common Walls
Total Rooms Above Grade:	6
Year built:	1977 (Age: 49)
Bedrooms:	3 (Above Grd: 3)
Bedrooms Above Grade:	3
Bedrooms On Main:	0
Bedrooms Below Grade:	0
Bathrooms:	2.0 (Full:2, Half:0)
Num Ensuite Baths:	0
Plan:	7810401
Heating:	Forced Air, Natural Gas
Basement:	Full, Finished, None
Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Vinyl Siding, Wood Frame
Structure Type:	Five Plus
Roof:	Asphalt Shingle
Ensuite:	No
Flooring:	Carpet, Laminate
Cooling:	None

Fireplaces:	0
Garage:	No
Parking:	Stall
Parking Places:	2
Parking Total/Covered:	2 / -
Laundry Features:	In Basement
Condo Fee Frequency:	Monthly
City Quadrant:	Northeast
Condo Name:	Madigan Village
Community:	Marlborough Park
Amenities:	Parking, Snow Removal, Trash, Visitor Parking
Appliances:	Dishwasher, Dryer, Electric Stove, Range Hood, Refrigerator, Washer
Inclusions:	n/a
Restrictions:	Pet Restrictions or Board approval Required
Pets Allowed:	Restrictions, Cats OK, Dogs OK
Main Floor	Dinette · 10'7" × 8'5" ·
Main Floor	Kitchen · 8' × 6'9" ·
Main Floor	Living Room · 17'2" × 10'11" ·
2nd Floor	Bedroom · 11'7" × 8'10" ·
2nd Floor	Bedroom · 14' × 8' ·
2nd Floor	Bedroom - Primary · 13'10" × 11'8" ·
Basement	Den · 8'3" × 7'6" ·
Basement	Laundry · 9'7" × 5'4" ·
Basement	Game Room · 16'4" × 9'11" ·
Basement	Furnace/Utility Room · 6'11" × 6'2" ·
Title to Land:	Fee Simple

Community Features:	Park, Playground, Schools Nearby, Shopping Nearby
Interior Features:	No Animal Home, No Smoking Home
Exterior Features:	None
Patio And Porch Features:	Rear Porch
Lot Features:	Backs on to Park/Green Space, Low Maintenance Landscape
Num. of Parcels:	0
Fencing:	Fenced
Region:	Calgary
Zone:	CAL Zone NE
Zoning:	m-c1
Listed Date:	Oct 29, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/15-6100-4-avenue-ne-calgary-a2355060/

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