37 Martinridge Way NE

Calgary | Active | MLS® A2348600

$435,000









Bedrooms	Bathrooms	Year Built	Living area
4	**2**	**1989**	**1,221.8 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by eXp Realty

A closer look

An excellent investment or renovation project in the established northeast Calgary community of Martindale! This two-storey home features a stucco exterior, four bedrooms, two bathrooms and a functional floor plan with plenty of potential to add value. The main floor offers a spacious living area and an eat-in kitchen, providing a great foundation for a fresh new design. Upstairs, you'll find decent-sized bedrooms and a full bathroom, while the four-bedroom layout offers flexibility for families and future resale appeal. The basement features a practical layout ideally situated for the addition of a separate side entrance, creating possibilities for future development (subject to applicable approvals). Outside, enjoy the rear deck, and take advantage of the recently replaced roof. Whether you're an investor looking for your next flip or a buyer ready to renovate and create a home to suit your style, this property is ready for its next chapter. Conveniently located close to schools, parks, shopping, public transit and major commuter routes, this is a great find in a popular family-friendly community! Property is sold as-is.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2348600
Bedrooms	4
Bathrooms	2
Year Built	1989
Property Type:	Residential
Property Sub Type:	Detached
Condo Type:	Not a Condo
Transaction Type:	For Sale
Suite:	No
Num Legal Suites:	0
Num Illegal Suites:	0
Home Style:	2 Storey
Total Living Area:	1,221.8 sq. ft.
Acreage:	No
Lot Area:	2,809 sq. ft.

Lot Frontage:	26'1"
Front Exposure:	Northwest
Levels:	Two
Total Rooms Above Grade:	7
Year built:	1989 (Age: 37)
Bedrooms:	4 (Above Grd: 3)
Bedrooms Above Grade:	3
Bedrooms On Main:	0
Bedrooms Below Grade:	1
Bathrooms:	2.0 (Full:1, Half:1)
Num Ensuite Baths:	0
Plan:	8211473
Heating:	Forced Air
Basement:	Full, Finished, None
Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Stucco
Structure Type:	House
Roof:	Asphalt Shingle
Ensuite:	No
Flooring:	Carpet, Ceramic Tile, Hardwood
Cooling:	None
Fireplaces:	0
Fireplace Details:	Living Room, Mantle, None
Garage:	No
Parking:	Off Street

Parking Places:	0
Parking Total/Covered:	0 / -
Laundry Features:	In Basement
City Quadrant:	Northeast
Community:	Martindale
Appliances:	Dishwasher, Range Hood, Refrigerator, Stove(s), Washer/Dryer, Window Coverings
Inclusions:	na
Restrictions:	None Known
Main Floor	Living Room · 14'6" × 13'2" ·
Main Floor	Entrance · 4'10" × 3'10" ·
Main Floor	Dining Room · 11' × 9'1" ·
Main Floor	Kitchen · 9'3" × 7'7" ·
Main Floor	Dining Room · 9'5" × 9'4" ·
Upper Level	Walk-In Closet · 4'10" × 3'8" ·
Upper Level	Bedroom · 13'1" × 10'1" ·
Upper Level	Bedroom - Primary · 17' × 10'8" ·
Upper Level	Bedroom · 11'5" × 9'7" ·
Basement	Laundry · 23'10" × 5'10" ·
Basement	Bedroom · 14'7" × 10'8" ·
Basement	Family Room · 18' × 15'11" ·
Title to Land:	Fee Simple
Community Features:	Park, Playground, Schools Nearby, Shopping Nearby, Sidewalks, Street Lights
Interior Features:	Ceiling Fan(s), French Door, See Remarks, Storage
Exterior Features:	Private Yard
Patio And Porch Features:	Deck
Lot Features:	Back Lane, Back Yard, Rectangular Lot

Num. of Parcels:	0
Fencing:	Fenced
Region:	Calgary
Zone:	CAL Zone NE
Zoning:	R-CG
Listed Date:	Oct 31, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/37-martinridge-way-ne-calgary-a2348600/

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