76 Martindale Close NE

Calgary | Active | MLS® A2341227

$499,999









Bedrooms	Bathrooms	Year Built	Living area
4	**3**	**1986**	**1,401.09 sq. ft.**

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403-830-5152 | tiwana@maltiwana.ca

Listed by Baxter & Associates Real Estate Services

A closer look

EXTENSIVELY RENOVATED | SOLAR | FORMER SHOW HOME | ILLEGAL SUITE | 2 LAUNDRIES | LARGE COMPOSITE DECK | SOUTH-FACING GARDEN

This former show home offers over 2,100 sq. ft. of developed living space, with 4 bedrooms, 3 bathrooms and a fully developed basement with a self-contained illegal suite. The home has been thoughtfully upgraded and maintained over the years, including a $30,000 solar system installed in 2024, new deck and parking pad in 2023, new siding in 2022, upgraded hail-resistant roof shingles in 2021, high-efficiency furnace with UV filtration, increased attic insulation, on-demand hot water, vinyl windows and a salt-free whole-home water conditioning system.

The main floor is bright and inviting, with beautiful hardwood flooring, skylights-including one that opens for ventilation-and a comfortable open layout connecting the living, dining and kitchen areas. The renovated kitchen features custom cabinetry with soft-close doors and drawers, generous counter space, a breakfast bar, slide-in range, and an impressive stainless-steel hood fan. With large floor to ceiling cabinets on either side, the built-in desk creates a practical workspace or homework station.

The living room features a full brick wood-burning fireplace and extensive built-in bookcases, with sliding glass doors providing access to the large vinyl composite rear deck. The deck offers plenty of space for outdoor seating and entertaining and overlooks the fenced backyard.

A convenient main-floor 2-piece bathroom also includes a full-size front-load washer and dryer.

Upstairs are three bedrooms, including a spacious primary bedroom with excellent closet space, two additional bedrooms and a full bathroom.

The fully developed lower level provides a self-contained illegal suite with its own private entrance, kitchen, living area, bedroom, full bathroom, large egress windows, recessed lighting and private full-size laundry. The layout provides excellent flexibility for extended family, guests or additional rental potential.

Outside, the home offers a large composite deck with storage underneath, fenced backyard, storage shed and a paved rear parking pad with back-lane access for one vehicle. There is also a south-facing garden area along the side of the home, providing an excellent space for gardening and enjoying the sunshine.

Located on a quiet street in Martindale, this home is close to schools, transit, shopping, the Dashmesh Culture Centre and LRT access. With extensive renovations, major mechanical and exterior upgrades, solar power, flexible living space and a separate lower-level illegal suite, this is a home that offers both functionality and long-term value.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2341227
Bedrooms	4
Bathrooms	3
Year Built	1986
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:	2 Storey
Total Living Area:	1,401.09 sq. ft.
Main Level Finished Area:	825.08 sq. ft.
Upper Level Finished Area:	573.01 sq. ft.
Below Grade Finished Area:	735.46 sq. ft.
Acreage:	No
Lot Area:	3,412 sq. ft.
Lot Frontage:	34'3"
Front Exposure:	East
Levels:	Two
Total Rooms Above Grade:	6
Year built:	1986 (Age: 40)
Bedrooms:	4 (Above Grd: 3)
Bedrooms Above Grade:	3
Bedrooms On Main:	0
Bedrooms Below Grade:	1
Bathrooms:	3.0 (Full:2, Half:1)
Num Ensuite Baths:	0
Plan:	8210414
Heating:	Baseboard, Electric, Forced Air, Natural Gas

Basement:	Full, Finished, Separate/Exterior Entry
Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Vinyl Siding
Structure Type:	House
Roof:	Asphalt Shingle
Ensuite:	No
Flooring:	Ceramic Tile, Hardwood, Vinyl Plank
Cooling:	None
Fireplaces:	1
Fireplace Details:	Brick Facing, Living Room, Wood Burning
Garage:	No
Parking:	Off Street, Parking Pad
Parking Places:	1
Parking Total/Covered:	1 / -
Laundry Features:	In Bathroom, In Unit, Lower Level, Main Level
City Quadrant:	Northeast
Community:	Martindale
Appliances:	Tankless Water Heater
Inclusions:	Fridge (2), stove (2), dishwasher, hood fan, microwave hoodfan, washer (2), dryer (2), shed, blinds, 3 kitchen bar stools, TV mount above the fireplace
Restrictions:	None Known
Main Floor	Dining Room · 16'4" × 9'6" ·
Main Floor	Kitchen · 13' × 10'1" ·
Main Floor	Living Room · 16' × 14'5" ·
Upper Level	Bedroom · 14'6" × 7'8" ·

Upper Level	Bedroom · 11'2" × 7'10" ·
Upper Level	Bedroom - Primary · 13'6" × 9'9" ·
Basement	Furnace/Utility Room · 17'5" × 10'6" ·
Suite	Bedroom - Primary · 11'7" × 11'4" ·
Suite	Living/Dining Room Combination · 12'7" × 10'11" ·
Title to Land:	Fee Simple
Community Features:	Golf, Park, Playground, Pool, Schools Nearby, Shopping Nearby
Interior Features:	Bookcases, Breakfast Bar, Built-in Features, Ceiling Fan(s), Closet Organizers, Low Flow Plumbing Fixtures, No Smoking Home, Recessed Lighting, Separate Entrance, Skylight(s), Storage, Tankless Hot Water, Vinyl Windows
Exterior Features:	Garden, Private Entrance, Private Yard, Storage
Patio And Porch Features:	Deck
Lot Features:	Back Lane, Back Yard, Front Yard, Fruit Trees/Shrub(s), Garden, Landscaped, Lawn, Level, Native Plants, Rectangular Lot
Num. of Parcels:	0
Outbuildings:	Shed
Fencing:	Fenced
Region:	Calgary
Zone:	CAL Zone NE
Zoning:	R-CG
Listed Date:	Oct 02, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/76-martindale-close-ne-calgary-a2341227/

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

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