

# \$589,900 - 120 Martinview Close Ne, Calgary

MLS® #A2231055

**\$589,900**

4 Bedroom, 3.00 Bathroom, 1,139 sqft

Residential on 0.08 Acres

Martindale, Calgary, Alberta

Move-In Ready & Fully Upgraded Home in Prime NE Calgary Location! Welcome to this beautifully renovated 2-storey home offering over 1,600 sq ft of developed living space in a highly desirable neighborhood. Conveniently located within walking distance to Superstore, elementary and junior high schools, Westwinds LRT station, bus stops, parks, and other essential amenities. This spacious and well-maintained home features 4 bedrooms and 2.5 bathrooms, including a fully developed basement with a separate side entranceâ€”perfect for rental potential or extended family living. Upstairs, youâ€™ll find three generously sized bedrooms, each with ample closet space, along with a fully renovated modern bathroom youâ€™ll love. The main floor boasts a large, inviting living room, a stylishly upgraded kitchen with laminate and tile flooring, and a newly renovated 2-piece bathroom. The fully finished basement includes a bedroom with large windows, a second kitchen, and a full bathroom, offering excellent flexibility for multi-generational living or rental income. Additional features include a double detached garage, a carport, and a durable stucco exterior. This home offers fantastic potential for "Live Up, Rent Down" living. Donâ€™t miss this great opportunity to make this beautiful house your new home!

Built in 1989



## Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2231055    |
| Price          | \$589,900   |
| Bedrooms       | 4           |
| Bathrooms      | 3.00        |
| Full Baths     | 2           |
| Half Baths     | 1           |
| Square Footage | 1,139       |
| Acres          | 0.08        |
| Year Built     | 1989        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

## Community Information

|             |                         |
|-------------|-------------------------|
| Address     | 120 Martinview Close Ne |
| Subdivision | Martindale              |
| City        | Calgary                 |
| County      | Calgary                 |
| Province    | Alberta                 |
| Postal Code | T3J 2R8                 |

## Amenities

|                |                        |
|----------------|------------------------|
| Parking Spaces | 2                      |
| Parking        | Double Garage Detached |
| # of Garages   | 2                      |

## Interior

|                   |   |
|-------------------|---|
| Interior Features | No Animal Home, No Smoking Home   |
| Appliances        | Dishwasher, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings |
| Heating           | Forced Air  |
| Cooling           | None  |
| Has Basement      | Yes   |
| Basement          | Exterior Entry, Finished, Full, Suite   |

## Exterior

|                   |                                    |
|-------------------|------------------------------------|
| Exterior Features | Lighting, Playground, Private Yard |
|-------------------|------------------------------------|

|                 |                            |
|-----------------|----------------------------|
| Lot Description | Back Lane, Rectangular Lot |
| Roof            | Asphalt Shingle            |
| Construction    | Concrete, Vinyl Siding     |
| Foundation      | Poured Concrete            |

### **Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | June 13th, 2025 |
| Days on Market | 2               |
| Zoning         | R-CG            |

### **Listing Details**

|                |              |
|----------------|--------------|
| Listing Office | RE/MAX First |
|----------------|--------------|

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.