

\$499,900 - 435 Manora Drive Ne, Calgary

MLS® #A2232356

\$499,900

4 Bedroom, 2.00 Bathroom, 963 sqft

Residential on 0.15 Acres

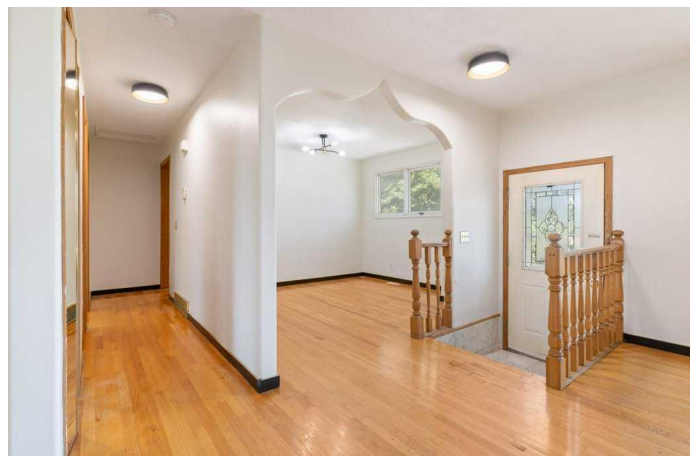
Marlborough Park, Calgary, Alberta

Welcome to this bright and versatile home nestled on a remarkably quiet street, directly across from an off-leash dog park. The main level features hardwood floors, 2 bedrooms, 1 full bathroom, convenient main floor laundry, and fresh updates including new lighting and paint. The basement, with its own separate entrance, includes 2 bedrooms, 1 bathroom, kitchen, large windows for natural light, and second washer/dryer—ideal for extended family and guests. The large south-facing backyard is perfect for entertaining or gardening, complete with a double detached garage and extra rear parking. This property has been a rental for many years and is ready for someone with a designer's eye to unlock its full potential. Close to schools, shopping, and public transit, with quick possession available!

Built in 1974

Essential Information

| | |
|----------------|-----------|
| MLS® # | A2232356 |
| Price | \$499,900 |
| Bedrooms | 4 |
| Bathrooms | 2.00 |
| Full Baths | 2 |
| Square Footage | 963 |
| Acres | 0.15 |
| Year Built | 1974 |



| | |
|----------|-------------|
| Type | Residential |
| Sub-Type | Detached |
| Style | Bungalow |
| Status | Active |

Community Information

| | |
|-------------|---------------------|
| Address | 435 Manora Drive Ne |
| Subdivision | Marlborough Park |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T2A4R2 |

Amenities

| | |
|----------------|---|
| Parking Spaces | 4 |
| Parking | Additional Parking, Alley Access, Double Garage Detached, Parking Pad |
| # of Garages | 2 |

Interior

| | |
|-------------------|--|
| Interior Features | Laminate Counters, No Animal Home |
| Appliances | Built-In Refrigerator, Dishwasher, Dryer, Electric Stove, Refrigerator, Washer, Washer/Dryer |
| Heating | Forced Air, Natural Gas |
| Cooling | None |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Wood Burning |
| Has Basement | Yes |
| Basement | Finished, Full |

Exterior

| | |
|-------------------|-------------------------------------|
| Exterior Features | Private Yard |
| Lot Description | Back Yard, Private, Rectangular Lot |
| Roof | Asphalt Shingle |
| Construction | Stucco, Wood Frame |
| Foundation | Poured Concrete |

Additional Information

| | |
|-------------|-----------------|
| Date Listed | June 19th, 2025 |
|-------------|-----------------|

| | |
|----------------|------|
| Days on Market | 1 |
| Zoning | R-CG |

Listing Details

| | |
|----------------|-----------------------------|
| Listing Office | Keller Williams BOLD Realty |
|----------------|-----------------------------|

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