# \$480,000 - 6082 Madigan Drive Ne, Calgary

MLS® #A2237352

## \$480,000

5 Bedroom, 3.00 Bathroom, 1,126 sqft Residential on 0.11 Acres

Marlborough Park, Calgary, Alberta

HANDYMAN SPECIAL!! INVESTORS ALERT!!! ILLEGAL BASEMENT SUITE WITH SEPARATE SIDE ENTRANCE! Welcome to this SPACIOUS bungalow in the heart of Marlborough park, offering comfort, style, and versatility. This humble abode features a total of 5 bedroomsâ€"3 on the main floor and 2 in the fully developed basement (ILLEGAL SUITE WITH SEPARATE SIDE ENTRANCE AND KITCHEN). There are 2 full bathrooms plus a convenient 2-piece bath on the primary bedroom. The main floor kitchen has central island, huge cabinets, quartz countertops, floor tiles, and modern appliances perfect for family meals and entertaining. . A spacious living room Enjoy a double detached garage and a fenced yard that surrounds the homeâ€"great for kids, pets, and outdoor gatherings. This is a fantastic opportunity to own a property in a prime location! Close to schools, transit, and amenities. Book your showings today!

Built in 1975

#### **Essential Information**

MLS® # A2237352 Price \$480,000

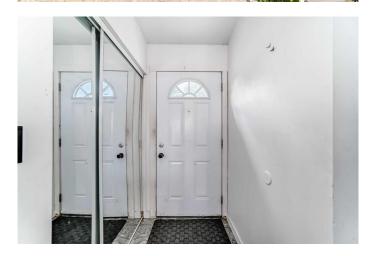
Bedrooms 5

Bathrooms 3.00

Full Baths 2 Half Baths 1







Square Footage 1,126 Acres 0.11 Year Built 1975

Type Residential
Sub-Type Detached
Style Bungalow
Status Active

# **Community Information**

Address 6082 Madigan Drive Ne

Subdivision Marlborough Park

City Calgary
County Calgary
Province Alberta
Postal Code T2A 5B8

## **Amenities**

Parking Spaces 2

Parking Double Garage Detached

# of Garages 2

#### Interior

Interior Features Kitchen Island, Open Floorplan, See Remarks, Tile Counters

Appliances Dryer, Refrigerator, Stove(s), Washer

Heating Forced Air, Natural Gas

Cooling None
Has Basement Yes

Basement Finished, Full

## **Exterior**

Exterior Features Other, Private Yard

Lot Description Back Lane, Back Yard, Few Trees, Front Yard, Level, Rectangular Lot

Roof Asphalt Shingle

Construction Vinyl Siding, Wood Frame

Foundation Poured Concrete

#### **Additional Information**

Date Listed July 10th, 2025

Zoning R-CG

# **Listing Details**

Listing Office CIR Realty

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