

# \$655,000 - 130 Martindale Boulevard Ne, Calgary

MLS® #A2210303

**\$655,000**

4 Bedroom, 2.00 Bathroom, 892 sqft

Residential on 0.08 Acres

Martindale, Calgary, Alberta

Welcome to 130 Martindale Blvd NE – A Corner-Lot Gem in a Vibrant Community!

Located in the heart of the family-friendly Martindale neighbourhood, this beautifully updated 4-bedroom home offers incredible value and versatility. Sitting proudly on a corner lot, this property features 2 spacious bedrooms on the main floor and 2 additional bedrooms in the basement, perfect for larger families.

Enjoy the convenience of full bathrooms on both levels and the bonus of an illegal suite – ideal for extended family. The home has been tastefully renovated, offering modern finishes while maintaining cozy charm throughout.

Martindale is known for its excellent transit access, nearby schools, parks, and local amenities – making it one of Calgary's most sought-after northeast communities.

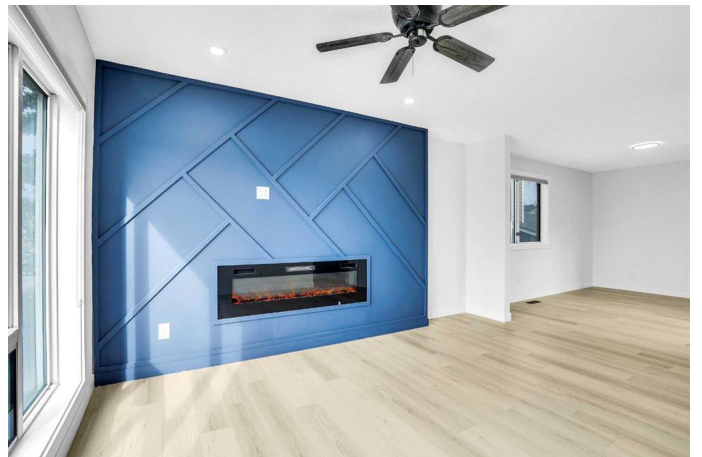
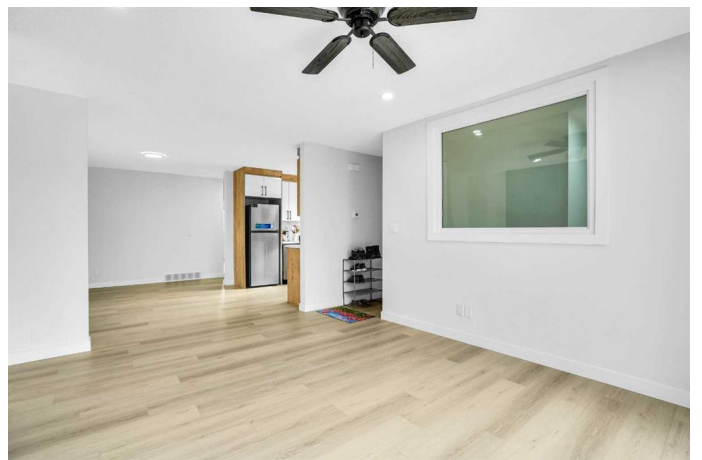
Whether you're a first-time buyer or an investor, this property checks all the boxes. Don't miss out on this amazing opportunity!

Built in 1989

## Essential Information

MLS® #

A2210303



Price	\$655,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	892
Acres	0.08
Year Built	1989
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

### **Community Information**

Address	130 Martindale Boulevard Ne
Subdivision	Martindale
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3J2X5

### **Amenities**

Parking Spaces	1
Parking	Off Street

### **Interior**

Interior Features	No Animal Home
Appliances	Dryer, Refrigerator, Stove(s), Washer, Washer/Dryer
Heating	Central
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	Private Yard
Lot Description	Back Lane
Roof	Asphalt Shingle

Construction	Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	April 11th, 2025
Days on Market	3
Zoning	R-CG

### **Listing Details**

Listing Office	Executive Real Estate Services
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