

\$529,900 - 154 Martindale Drive Ne, Calgary

MLS® #A2204750

\$529,900

3 Bedroom, 1.00 Bathroom, 1,085 sqft

Residential on 0.06 Acres

Martindale, Calgary, Alberta

Ready & waiting for a new family to make it their own is this beautifully updated two storey in the popular Northeast Calgary neighbourhood of Martindale, just minutes to shopping, schools & LRT. This extensively renovated home enjoys vinyl plank floors & quartz countertops, 3 bedrooms, low-maintenance backyard with huge deck & dream "man-cave" garage with heater & workbench. You'll just love the spacious West-facing living room with its sleek electric fireplace complemented by stone feature wall - the perfect space for entertaining or hanging out with the family. Renovated in 2019, the open concept kitchen/dining room has quartz counters & stone baseboards, soft-close cabinetry & stainless steel appliances including brand new LG dishwasher. Upstairs, all 3 bedrooms have vinyl plank floors & great closet space; the closet in the primary bedroom is complete with built-in organizers. Between the bedrooms is the updated full bathroom - completed in 2025. The partially finished rec room - which just needs the ceilings installed, has commercial grade carpets, & laundry/storage area with Samsung steam washer & dryer (2019-2020). The fully fenced backyard is your private sanctuary with bar area enclosed with privacy screens & loads of space for a hot tub & seating. The oversized detached 2 car garage - built in 2022, is equipped with overhead storage, heater, TV & workbench - your perfect getaway! Among



the extensive list of improvements over the last 8 years: vinyl siding & stonework on the house & garage (2020-2022), roof/fascia/soffits/eaves (2022), hot water tank (2018), lighting, interior paint & doors, baseboards, Hisense fridge (2024) & Samsung stove/microwave (2019). The Genesis Centre & all the shopping & services at Saddletowne Crossing are only a few short minutes away, & with its quick access to Metis Trail youâ€™ve got an easy commute to the LRT, airport, Peter Lougheed Centre, 36 Street shopping & downtown.

Built in 1990

Essential Information

| | |
|----------------|-------------|
| MLS® # | A2204750 |
| Price | \$529,900 |
| Bedrooms | 3 |
| Bathrooms | 1.00 |
| Full Baths | 1 |
| Square Footage | 1,085 |
| Acres | 0.06 |
| Year Built | 1990 |
| Type | Residential |
| Sub-Type | Detached |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-------------------------|
| Address | 154 Martindale Drive Ne |
| Subdivision | Martindale |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T3J 3G6 |

Amenities

| | |
|----------------|---|
| Parking Spaces | 2 |
|----------------|---|

| | |
|--------------|---|
| Parking | Double Garage Detached, Heated Garage, Oversized, Alley Access, Garage Faces Rear |
| # of Garages | 2 |

Interior

| | |
|-------------------|---|
| Interior Features | Quartz Counters, Storage, Sump Pump(s) |
| Appliances | Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings |
| Heating | Forced Air, Natural Gas |
| Cooling | None |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Electric, Living Room, Stone |
| Has Basement | Yes |
| Basement | Full, Partially Finished |

Exterior

| | |
|-------------------|--|
| Exterior Features | Private Yard |
| Lot Description | Back Lane, Back Yard, Front Yard, Low Maintenance Landscape, Rectangular Lot |
| Roof | Asphalt Shingle |
| Construction | Stone, Vinyl Siding, Wood Frame |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|------------------|
| Date Listed | March 31st, 2025 |
| Days on Market | 28 |
| Zoning | R-CG |

Listing Details

| | |
|----------------|------------------------|
| Listing Office | Royal LePage Benchmark |
|----------------|------------------------|

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