

30 Martinwood Road NE
Calgary, Alberta

MLS # A2165981

\$525,000



Division:	Martindale		
Type:	Residential/House		
Style:	4 Level Split		
Size:	986 sq.ft.	Age:	1992 (32 yrs old)
Beds:	2	Baths:	2
Garage:	Double Garage Detached		
Lot Size:	0.08 Acre		
Lot Feat:	Back Lane, Back Yard, Corner Lot, Front Yard, Rectangular Lot		

Heating:	Forced Air	Water:	-
Floors:	Laminate, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Vinyl Siding	Zoning:	R-C1N
Foundation:	Poured Concrete	Utilities:	-
Features:	Laminate Counters, Quartz Counters, Vaulted Ceiling(s)		

Inclusions: N/A

OPEN HOUSE SATURDAY 1 PM TO 3 PM Discover the charm of this inviting 4-level split home, perfectly located on a desirable corner lot! As you step inside, you're greeted by a spacious living room with a vaulted ceiling and a cozy fireplace, setting the stage for warm gatherings and relaxation. The kitchen is a highlight of the home, featuring sleek quartz countertops, a modern Silgranit sink, and a brand-new refrigerator, all designed to enhance your cooking experience. Upstairs, the primary bedroom and a second bedroom share a beautifully updated 4-piece bathroom with quartz counters, providing a touch of elegance and comfort. The lower level offers a generous recreation room, ideal for entertaining or leisure. The basement extends your living space with a large flex room, a convenient 3-piece bathroom, and a practical laundry area. Outside, you'll appreciate the private deck, perfect for enjoying those warm summer evenings. The home also includes a double detached garage. Recent updates to the home include a new hot water tank (2023), new windows (2023), and a new roof and siding (2020). This home combines modern updates with classic appeal, offering a delightful living experience. Don't miss the chance to make it yours!