

# \$524,900 - 20 Martinview Crescent Ne, Calgary

MLS® #A2220305

**\$524,900**

3 Bedroom, 2.00 Bathroom, 972 sqft

Residential on 0.09 Acres

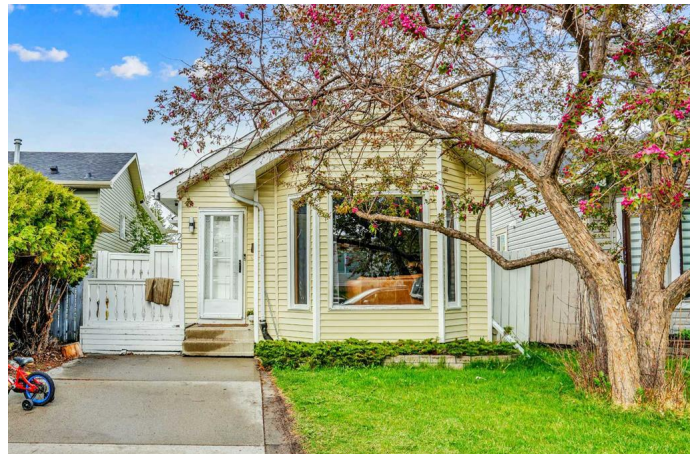
Martindale, Calgary, Alberta

WELCOME TO 20 MARTINVIEW CRESCENT! THIS SPLIT-LEVEL HOME IN THE HEART OF MARTINDALE OFFERS 2 GENEROUSLY SIZED BEDROOMS ON THE UPPER FLOOR AND 1 BEDROOM SUITE ON THE LOWER LEVEL. THE LARGE BAY WINDOWS OFFERS GREAT LIGHT COMING INTO THE LIVING ROOM. ON THE UPPER LEVEL, IT COMES WITH A FULL 3-piece BATHROOM AND A STACKED LAUNDRY. ON THE LOWER LEVEL, THE BASEMENT IS CURRENTLY RENTED OUT FOR \$1200 A MONTH! IT HAS A SEPARATE ENTRANCE, A GREAT-SIZED LIVING ROOM, A KITCHEN, A 3-piece BATHROOM, A BEDROOM AND A SEPARATE LAUNDRY. THIS HOME IS CLOSE TO BUS STOPS, SHOPPING CENTERS, PLAYGROUNDS, SCHOOLS AND DASHMESH CULTURE CENTER. THE HOME ALSO OFFERS AN AMPLE AMOUNT OF PARKING WITH A FULL-SIZED GARAGE AND A FRONT PARKING PAD. PLEASE CALL FOR A PRIVATE SHOWING

Built in 1989

## Essential Information

MLS® #	A2220305
Price	\$524,900
Bedrooms	3
Bathrooms	2.00
Full Baths	2



Square Footage	972
Acres	0.09
Year Built	1989
Type	Residential
Sub-Type	Detached
Style	4 Level Split
Status	Active

### Community Information

Address	20 Martinview Crescent Ne
Subdivision	Martindale
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3J 2S2

### Amenities

Parking Spaces	4
Parking	Double Garage Detached
# of Garages	3

### Interior

Interior Features	Pantry
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Garburator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplaces	None
Has Basement	Yes
Basement	Exterior Entry, Finished, Full

### Exterior

Exterior Features	Private Yard
Lot Description	Back Lane, Back Yard
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	May 15th, 2025
Days on Market	42
Zoning	R-CG

## **Listing Details**

Listing Office	Real Broker
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