



GRASSROOTS
REALTY GROUP

1-833-477-6687
aloha@grassrootsrealty.ca

5848 Maddock Drive NE
Calgary, Alberta

MLS # A2213414



\$637,500

Division:	Marlborough Park		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,089 sq.ft.	Age:	1972 (53 yrs old)
Beds:	5	Baths:	2
Garage:	Double Garage Detached		
Lot Size:	0.11 Acre		
Lot Feat:	Back Lane, Landscaped, Low Maintenance Landscape, Rectangular Lot		

Heating:	Forced Air	Water:	-
Floors:	Hardwood, Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Stucco, Vinyl Siding, Wood Frame	Zoning:	R-CG
Foundation:	Poured Concrete	Utilities:	-
Features:	See Remarks		

Inclusions: N/A

****Beautifully Updated 5-Bedroom Bungalow with Double Detach Garage, RV Parking, and Covered Deck on a Large Lot in a Prime Community!**** Welcome to this meticulously maintained and thoughtfully upgraded home, ideally located in one of the city's most desirable neighborhoods. Situated on a generous 4,994 sq ft lot, this property features 5 spacious bedrooms, 2 full bathrooms, and a versatile layout—perfect for growing families and multi-generational living. The main floor includes 3 bright bedrooms, a 4-piece bathroom, and a modern kitchen equipped with stainless steel appliances, sleek new cabinetry (2023), new sink with a motion-sensor faucet and a range hood vented to the exterior. The large living room, with French doors connecting from the foyer and leading to the dining area, creates a warm and inviting space for daily living and entertaining. Downstairs, you'll find a cozy and functional basement retreat complete with 2 additional bedrooms, a flexible office/den, a full bathroom, and a charming fireplace—ideal for movie nights or a quiet reading nook. Step outside to the huge 26x12 covered deck, which is easily accessible from the primary bedroom. Whether you're enjoying your morning coffee or entertaining guests, this covered space provides comfort and privacy year-round. The expansive backyard is beautifully landscaped and includes RV parking with convenient back-lane access—perfect for outdoor enjoyment and additional storage. Additional highlights of this pet free & smoke free home include an insulated double detached garage, a BBQ gas line hookup on the deck, a water softener, and numerous recent upgrades such as exterior paint (2024), garage door (2024), roof shingles (2022), hot water tank (2018), updated flooring (2024), and much more. Enjoy the convenience of

being within walking distance to schools, shopping, and public transit, making daily errands and commuting a breeze. With its spacious lot, thoughtful updates, and unbeatable location, this home is a rare find. Don't miss your opportunity—call your favorite Realtor today to schedule a private showing!