



GRASSROOTS
REALTY GROUP

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

10 Marlowe Place NE
Calgary, Alberta

MLS # A2283017



\$629,900

Division:	Winston Heights/Mountview		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,109 sq.ft.	Age:	1955 (71 yrs old)
Beds:	4	Baths:	2
Garage:	Single Garage Detached		
Lot Size:	0.13 Acre		
Lot Feat:	Back Lane, Backs on to Park/Green Space, Cul-De-Sac, Landscaped		

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

Inclusions: all garage shelving and shelving unit in basement

Open House Saturday, February 7th, 2 pm - 4 pm. Terrific value in this charming, 3 bedroom bungalow with single detached garage in desirable Winston Heights! Perfect cul de sac location, backing onto a park as well as fronting green space! The main floor offers a cheerful south facing living room/dining room, kitchen with a view to the park, 3 bedrooms and updated 3 piece bath. Original hardwood floors add character and warmth throughout much of the main level. The partly finished lower level includes a generous recreation room, flex room, 3 piece bath, laundry and loads of storage space. Recent updates include new shingles (2023), furnace (2023) hot water tank (2022) and new refrigerator (2025). This great property offers a fenced backyard looking onto the park, large patio and single detached garage. Close to schools, shopping and transit. A special place to call home!