



GRASSROOTS
REALTY GROUP

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87 Martinwood Road NE
Calgary, Alberta

MLS # A2209791



\$599,000

Division:	Martindale		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,066 sq.ft.	Age:	1991 (34 yrs old)
Beds:	5	Baths:	3
Garage:	Double Garage Detached		
Lot Size:	0.07 Acre		
Lot Feat:	Back Lane, Rectangular Lot		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile, Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Brick, Vinyl Siding, Wood Frame	Zoning:	R-CG
Foundation:	Poured Concrete	Utilities:	-
Features:	No Animal Home, No Smoking Home, Vaulted Ceiling(s)		

Inclusions: N/A

Fully finished and recently renovated bungalow with double detached garage located in the friendly community of Martindale. The main floor features an inviting entrance with Vaulted Ceiling, family room, dining room, and a beautiful RECENTLY RENOVATED Kitchen Granite counters with plenty of cabinet space. Completed with a spacious master bedroom with ensuite, there are also two more comfortable sized bedrooms and a 4 piece bathroom. This beautiful home is complemented with a fully finished basement illegal suite (illegal) with 2 bedrooms, 4 piece bathroom, a kitchen, Den and a spacious living room. Fully landscaped with a south facing backyard alongside a back alley, this is the perfect home for you and your family. Close to all amenities