

# \$469,900 - 6032 Martingrove Road, Calgary

MLS® #A2263748

**\$469,900**

3 Bedroom, 2.00 Bathroom, 902 sqft

Residential on 0.06 Acres

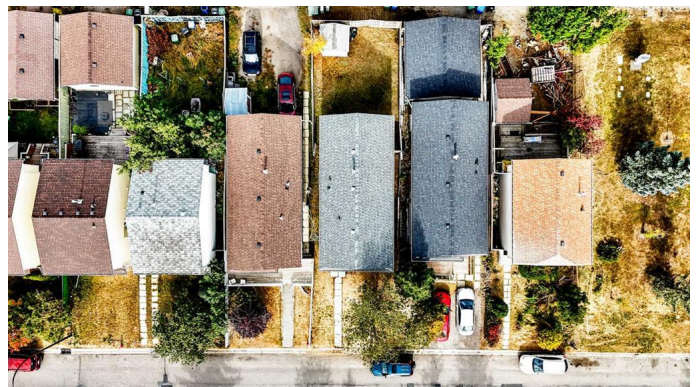
Martindale, Calgary, Alberta

BRAND NEW KITCHEN AND CABINETS ON THE MAIN FLOOR!!! Welcome to 6032 Martingrove Road located in a prime location, walking distance to schools, shopping, transportation (Martindale stations & Saddletown station), Dashmesh Gurdwara and Genesis Rec center. Amazing opportunity for all First Time Home Buyers & Investors looking to own a single family DETACHED home with an illegal basement suite in the established community of Martindale. Main floor offers great size of living to entertain your guests, a kitchen with many cabinets to satisfy your needs and two spacious bedrooms. Laminate flooring throughout the main floor and basement. Basement features a 1 bedroom illegal suite and good size of the family room. Laundry is located in a common area for upstairs and downstairs. Don't miss the opportunity to secure such a beautiful home in a highly desirable and family friendly community.

Built in 1989

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | A2263748  |
| Price          | \$469,900 |
| Bedrooms       | 3         |
| Bathrooms      | 2.00      |
| Full Baths     | 2         |
| Square Footage | 902       |



|            |             |
|------------|-------------|
| Acres      | 0.06        |
| Year Built | 1989        |
| Type       | Residential |
| Sub-Type   | Detached    |
| Style      | Bi-Level    |
| Status     | Active      |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 6032 Martingrove Road |
| Community   | Martindale            |
| City        | Calgary               |
| County      | Calgary               |
| Province    | Alberta               |
| Postal Code | T3J 2M8               |

### Amenities

|                |            |
|----------------|------------|
| Parking Spaces | 2          |
| Parking        | Off Street |

### Interior

|                   |                                             |
|-------------------|---------------------------------------------|
| Interior Features | Quartz Counters                             |
| Appliances        | Dryer, Electric Stove, Refrigerator, Washer |
| Heating           | Forced Air                                  |
| Cooling           | None                                        |
| Has Basement      | Yes                                         |
| Basement          | Finished, Full, Suite                       |

### Exterior

|                   |                                |
|-------------------|--------------------------------|
| Exterior Features | Private Entrance, Private Yard |
| Lot Description   | Rectangular Lot                |
| Roof              | Asphalt Shingle                |
| Construction      | Vinyl Siding, Wood Frame       |
| Foundation        | Poured Concrete                |

### Additional Information

|                |                    |
|----------------|--------------------|
| Date Listed    | October 10th, 2025 |
| Days on Market | 1                  |
| Zoning         | R-C2               |

### Listing Details

Listing Office

URBAN-REALTY.ca

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