

\$549,900 - 27 Martin Crossing Close Ne, Calgary

MLS® #A2216239

\$549,900

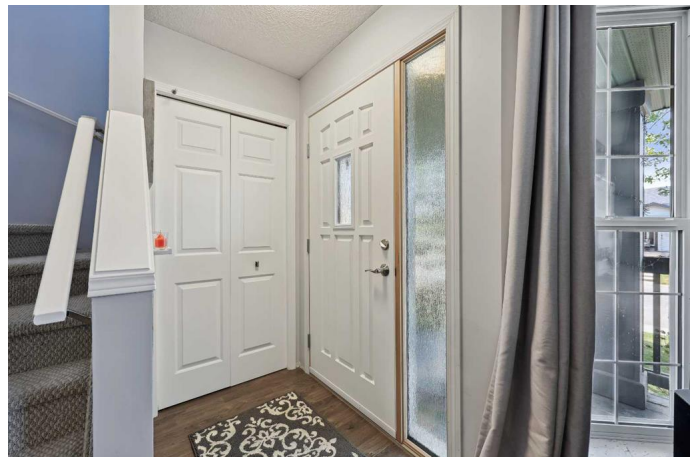
3 Bedroom, 3.00 Bathroom, 1,190 sqft
Residential on 0.08 Acres

Martindale, Calgary, Alberta

This well-maintained 3+1 bedroom, 2 full bathroom home in Martindale offers 1,775 sq. ft. of developed living space, ideal for multigenerational families or buyers seeking flexibility. The east-facing front porch opens to a bright living room with large windows and views of mature trees that provide privacy. The kitchen includes stainless steel appliances, plenty of pantry storage, and sliding doors that lead to a covered balcony with privacy screens. The sink overlooks a west-facing backyard, offering a clear view of outdoor areas.

The upper level features two spacious secondary bedrooms, a full bathroom, and a primary bedroom with a large closet. The fully finished basement adds valuable living space with a fourth bedroom, an additional full bathroom, and a large open area for recreation or relaxation. The lower level includes roughed-in electrical for a future kitchenette, and a stairway window allows for easy conversion to a separate entrance—perfect for extended family or potential rental use.

The west-facing backyard provides ample space for outdoor activities, while the detached double garage offers secure parking and storage. Recent updates include fresh paint and new flooring, making the home move-in ready. Conveniently located close to schools, parks, transit, and places of worship, this home offers practical living in a



well-connected community.

Built in 1996

Essential Information

| | |
|----------------|-------------|
| MLS® # | A2216239 |
| Price | \$549,900 |
| Bedrooms | 3 |
| Bathrooms | 3.00 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 1,190 |
| Acres | 0.08 |
| Year Built | 1996 |
| Type | Residential |
| Sub-Type | Detached |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-----------------------------|
| Address | 27 Martin Crossing Close Ne |
| Subdivision | Martindale |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T3J 3R5 |

Amenities

| | |
|----------------|------------------------|
| Parking Spaces | 4 |
| Parking | Double Garage Detached |
| # of Garages | 2 |

Interior

| | |
|-------------------|---|
| Interior Features | No Smoking Home, Pantry, Storage |
| Appliances | Dishwasher, Dryer, Electric Stove, Range Hood, Refrigerator, Washer |
| Heating | Forced Air, Natural Gas |
| Cooling | None |
| Fireplace | Yes |

| | |
|-----------------|----------------|
| # of Fireplaces | 1 |
| Fireplaces | Gas, Mantle |
| Has Basement | Yes |
| Basement | Finished, Full |

Exterior

| | |
|-------------------|----------------------------|
| Exterior Features | None |
| Lot Description | Back Lane, Back Yard, Lawn |
| Roof | Asphalt Shingle |
| Construction | Wood Frame |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|---------------|
| Date Listed | May 1st, 2025 |
| Days on Market | 12 |
| Zoning | R-CG |

Listing Details

| | |
|----------------|------------------------|
| Listing Office | Greater Property Group |
|----------------|------------------------|

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