

78 Martin Crossing Court NE Calgary, Alberta

MLS # A2195615



\$433,500

Division:	Martindale		
Type:	Residential/Five Plus		
Style:	2 Storey		
Size:	1,078 sq.ft.	Age:	1994 (31 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Stall		
Lot Size:	0.03 Acre		
Lot Feat:	Back Yard, Few Trees		

Heating:	Forced Air
Floors:	Carpet, Granite, Vinyl Plank
Roof:	Asphalt Shingle
Basement:	Finished, Full
Exterior:	Concrete, Vinyl Siding, Wood Frame
Foundation:	Poured Concrete
Features:	No Smoking Home, Pantry, Quartz Counters

Water:	-
Sewer:	-
Condo Fee:	\$ 503
LLD:	-
Zoning:	M-CGD45
Utilities:	-

Inclusions: N/A

***LOCATION, LOCATION, LOCATION!!! FULLY renovated , fully upgraded with all show home touches, well taken care of three bedroom townhome in heart of Martindale community. with a west facing private backyard. As soon as you walk into the spacious front foyer you will notice pride of ownership. This unit boasts a large living room with bay window, 2.5 baths, spacious kitchen and dining room. The second floor boasts 2 large bedrooms - each with walk-in closets, with the primary bedroom having a large bay window. The lower level has been professionally developed with a third bedroom and large rec area and 3 PC full bathroom. Enjoy sitting out on a warm night on the covered front porch or choose to sit out in the sunny west facing private fully fenced backyard. This unit also comes with 2 parking stalls, conveniently right out the front door! This gated townhouse complex has a security gate, its own private playground, is right across from Crossing Park junior high school & steps away from public transit. Front porch upgraded with composite decking and aluminium rail. Directions: This is a gated complex. once in take first right follow road around corner and unit 78 is a bit farther on the right. you can park in front in parking 103 or 104 or in any visitor parking. Book your showing today with your realtor for this Gem.