

\$679,888 - 13 Martingrove Court Ne, Calgary

MLS® #A2267085

\$679,888

5 Bedroom, 3.00 Bathroom, 1,659 sqft
Residential on 0.14 Acres

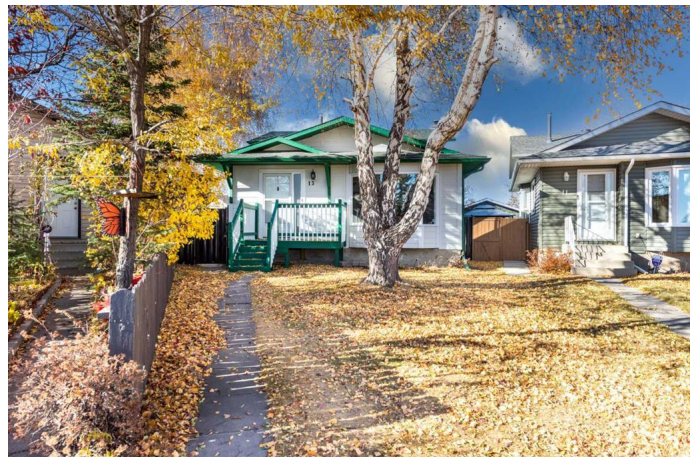
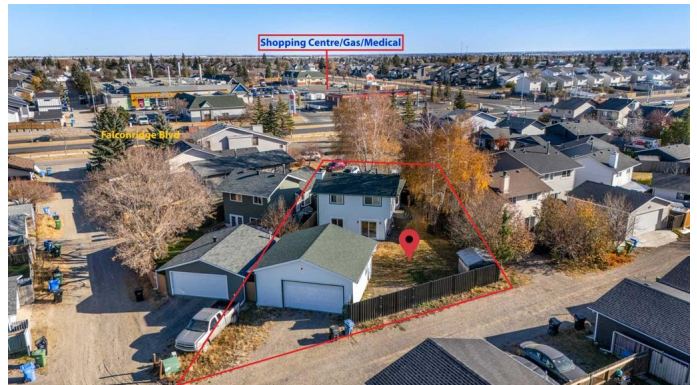
Martindale, Calgary, Alberta

Nestled in a serene cul-de-sac in the established Martindale community, this fully renovated four-level split home is situated on a spacious, pie-shaped lot. It features a detached double garage and rear lane access, with a gated entry to the backyard, offering additional parking for an RV or extra vehicles. This presents an excellent opportunity for buyers seeking to enter the market and enjoy a completely upgraded residence.

The main level boasts a bright living room with a bay window, seamlessly connecting to a dining area and a functional, upgraded kitchen, also equipped with a sunny bay window and laundry facilities. A side patio door adjacent to the kitchen provides access to the yard. The upper level includes three generously sized bedrooms, with a primary bedroom featuring a four-piece ensuite. The other two bedrooms have convenient access to the full four-piece main bathroom.

A notable feature of this home is the walkout level, which includes a spacious family room with a wood-burning fireplace, a three-piece bathroom, and a brand-new kitchen that can serve as a second kitchen or is ideal for a (illegal basement) rental unit. This level also offers direct access to the back patio, perfect for future entertaining or relaxation.

The basement level is fully finished, providing two additional bedrooms, a crawl space that



can be utilized as an office or play area, and ample storage. It also includes a separate laundry facility for this unit. Both the furnace (2022) and hot water tank (2019) have been recently updated.

Located in a highly desirable neighborhood with nearby schools, parks, shopping, and public transit, this home offers incredible potential for families, investors, or anyone looking to establish roots in a vibrant community.

Built in 1983

Essential Information

MLS® #	A2267085
Price	\$679,888
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	1,659
Acres	0.14
Year Built	1983
Type	Residential
Sub-Type	Detached
Style	4 Level Split
Status	Active

Community Information

Address	13 Martingrove Court Ne
Subdivision	Martindale
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3J 2S3

Amenities

Parking Spaces	4
Parking	Double Garage Detached, RV Access/Parking

of Garages 2

Interior

Interior Features No Animal Home, No Smoking Home, See Remarks, Separate Entrance, Storage

Appliances Dishwasher, Dryer, Refrigerator, Stove(s), Washer, Washer/Dryer

Heating Forced Air

Cooling None

Fireplace Yes

of Fireplaces 1

Fireplaces Wood Burning

Has Basement Yes

Basement Full

Exterior

Exterior Features Fire Pit, Other, Storage

Lot Description Back Lane, Back Yard, Cul-De-Sac, Few Trees, Front Yard, Landscaped, Level, Pie Shaped Lot

Roof Asphalt Shingle

Construction Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed October 29th, 2025

Days on Market 3

Zoning R-CG

Listing Details

Listing Office RE/MAX iRealty Innovations

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.