

1242 Mardale Drive NE
Calgary, Alberta

MLS # A2282646



\$649,900

Division:	Marlborough		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,198 sq.ft.	Age:	1972 (54 yrs old)
Beds:	5	Baths:	2 full / 1 half
Garage:	Double Garage Detached		
Lot Size:	0.11 Acre		
Lot Feat:	Back Yard, Irregular Lot, Level, Low Maintenance Landscape		

Heating:	Forced Air	Water:	-
Floors:	Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Wood Frame	Zoning:	R-CG
Foundation:	Poured Concrete	Utilities:	-
Features:	Kitchen Island, Open Floorplan, Quartz Counters, Separate Entrance		

Inclusions: N/A

5 BEDS | 2.5 BATHS | FULLY RENOVATED | SEPARATE ENTRANCE, KITCHEN & LAUNDRY | Prime Location! Welcome to this newly renovated bungalow in Marlborough, featuring 5 bedrooms and 2.5 bathrooms. Freshly renovated from top to bottom, this home offers plenty of space, a smart layout, and clean modern finishes throughout. The main floor opens with a bright and spacious layout filled with natural light, connecting seamlessly to the fully redesigned kitchen. This stunning space features a large island, sleek white cabinetry paired with warm wood accents, quartz countertops, stainless steel appliances, and thoughtful modern finishes that bring a modern feel. The main level offers three good-sized bedrooms, 2 secondary and one primary bedroom. And a 2-piece bathroom completes this level. Downstairs, the basement features two additional bedrooms, a 4-piece bathroom, and its own entrance, second kitchen and separate laundry. Outside, this property sits on a generous lot with both front porch and a backyard for entertaining, including a deck perfect for relaxing, family get-together, and friends gathering. Located just minutes from schools, Marlborough Park, shopping, and C-Train station, this home combines modern comfort with everyday convenience! Call your favourite agent to book a showing today!