



## 714 Martindale Boulevard Calgary Alberta

\$679,000

Ideal for first time home buyer, welcome to this beautiful two-storey double front garage on a wide lot and facing to the park with fully finished illegal suite basement in the well established community of Martindale. While you enter on the main floor you will be greeted with spacious living room with gas fireplace and overlooking to the dining area and huge kitchen. One 2-piece washroom on the main floor with ample of closet space completes the main floor. The second floor offers you the 4 bedrooms with master bedroom has its own 4-piece ensuite. Addition to these it has one more 4-piece washroom and laundry room. Don't stop here, step down to the fully finished illegal suite basement with separate entrance, one bedroom, living room and a 4-piece washroom with the utility room with some extra storage. Hurry up as it don't gonna last, call your favourite realtor today and book a private showing today. (id:6769)

4pc Bathroom 3.71 M x 1.50 M

Bedroom 2.95 M x 2.82 M

Other 4.24 M x 1.20 M

Recreational, Games room 4.83 M x 5.13 M

Furnace 2.95 M x 1.73 M

2pc Bathroom 2.21 M x .89 M

Dining room 3.43 M x 3.28 M

Kitchen 3.05 M x 3.43 M

Living room 4.78 M x 3.45 M

4pc Bathroom 2.80 M x 1.50 M

4pc Bathroom 2.90 M x 1.75 M

Bedroom 3.18 M x 3.23 M

Bedroom 3.45 M x 3.61 M

Bedroom 3.18 M x 3.00 M

Laundry room 2.57 M x 1.80 M

Primary Bedroom 5.46 M x 3.91 M

Listing Presented By:



Originally Listed by:

RE/MAX iRealty Innovations



See

**Mirror**

100, 707-10 AVE. SW , Calgary, AB,  
T2R 0B3

Phone: 403-969-0267  
arobinson@cirrealty.ca