



## 34 Martinbrook Road Calgary Alberta

\$514,900

Welcome to this beautifully renovated 4-level split home, featuring brand new vinyl plank flooring throughout main level and bathroom, a gourmet kitchen with new cabinets, modern stainless steel appliances, and a stunning quartz countertop. The new 4-piece bathroom is fresh and contemporary. This home offers 2 bedrooms on the upper level, a 3rd bedroom on the third level, and a versatile den/office in the basement, this could be a bedroom when a window is install. Enjoy the convenience of a fully fenced yard with a concrete zPatio backyard and an oversized double detached garage. Located just 3 minutes from Martindale Crossing Gate Park, 5 minutes from Real Canadian Superstore, and close to various amenities, bus stops, LRT stations, and schools. Don't miss out--book your showing today! (id:6769)

Bedroom 11.58 Ft x 10.58 Ft  
 4pc Bathroom 7.42 Ft x 5.00 Ft  
 Other 3.58 Ft x 4.00 Ft  
 Bedroom 9.17 Ft x 8.25 Ft  
 Other 3.67 Ft x 7.50 Ft  
 Office 10.17 Ft x 11.50 Ft  
 Laundry room 8.25 Ft x 10.75 Ft  
 Bedroom 8.42 Ft x 8.17 Ft  
 2pc Bathroom 5.33 Ft x 5.08 Ft

Family room 12.67 Ft x 9.92 Ft  
 Living room 12.00 Ft x 12.00 Ft  
 Kitchen 9.58 Ft x 9.08 Ft  
 Other 4.00 Ft x 4.67 Ft  
 Other 6.42 Ft x 9.17 Ft  
 Other 3.33 Ft x 5.00 Ft  
 Other 5.25 Ft x 39.17 Ft  
 Pantry 2.33 Ft x 2.00 Ft

Listing Presented By:



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 RE/MAX Real Estate (Central)

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