



GRASSROOTS
REALTY GROUP

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1015 Maitland Way NE
Calgary, Alberta

MLS # A2333023



\$560,000

Division:	Marlborough Park		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,142 sq.ft.	Age:	1976 (50 yrs old)
Beds:	6	Baths:	2 full / 1 half
Garage:	Triple Garage Detached		
Lot Size:	0.12 Acre		
Lot Feat:	Back Lane, Back Yard, Rectangular Lot		

Heating:	Forced Air
Floors:	Carpet, Hardwood
Roof:	Asphalt Shingle
Basement:	Full
Exterior:	Concrete, Stucco
Foundation:	Poured Concrete
Features:	Granite Counters, Separate Entrance, Sump Pump(s)

Water:	-
Sewer:	-
Condo Fee:	-
LLD:	-
Zoning:	R-CG
Utilities:	-

Inclusions: Trampoline, TV (in primary room), Hood Fan (in basement), electric stove (in basement), refrigerator (in basement)

Welcome to this lovely 1,140 sq. ft. bungalow in the established community of Marlborough Park! Situated on a generous 5,252 sq. ft. lot, this home offers an exceptional combination of space, functionality, and location. Featuring 6 bedrooms and 2.5 bathrooms, this home is ideal for large or growing families, multi-generational living, or investors seeking excellent rental potential. The bright and inviting living room is filled with natural light, creating a warm and welcoming space to gather with family and friends. The fully developed basement provides additional living space with 3 bedrooms and endless possibilities for recreation, a home office, or extended family accommodations. Outside, you'll appreciate the spacious backyard, perfect for entertaining, gardening, or simply enjoying the outdoors. A rare triple detached garage offers plenty of room for vehicles, storage, and workshop space. Conveniently located close to schools, parks, shopping, public transit, and major roadways, this home delivers outstanding value in one of northeast Calgary's most established communities. Whether you're looking for your next family home or an excellent investment opportunity, this Marlborough Park bungalow is a must-see. Book your private showing today!