

# \$569,900 - 348 Martindale Drive Ne, Calgary

MLS® #A2226708

**\$569,900**

4 Bedroom, 4.00 Bathroom, 1,391 sqft

Residential on 0.07 Acres

Martindale, Calgary, Alberta

Charming 2-Storey Home in the Heart of Martindale | 4 Beds | 3.5 Baths | Over 1,890 Sq.Ft.

Welcome to this beautifully maintained 2-storey home in the highly sought-after community of Martindale, offering over 1,890 sq.ft. of living space with 4 bedrooms, 3.5 bathrooms, and both a living room and family room on the main floor—ideal for everyday comfort and entertaining.

Step inside to a spacious foyer that leads into a bright family room, perfect for casual gatherings. Toward the back of the home, you'll find a well-appointed kitchen with stainless steel appliances, a generous living room, and a dedicated dining area that overlooks the backyard—creating the perfect space for hosting family dinners or relaxing evenings. A convenient 2-piece powder room completes the main floor.

Upstairs, you'll find 3 spacious bedrooms and 2 full bathrooms. The primary suite features a walk-in closet and a private 4-piece ensuite, while the other two bedrooms share another 4-piece bath.

The fully finished basement expands your living space with a large recreation area, an additional bedroom, and a 4-piece bathroom—ideal for guests, teens, or a home office.



Enjoy outdoor living in the private backyard, complete with a covered deck, concrete patio, and a detached double garage.

This home is located close to schools, parks, shopping, and transitâ€”making it a fantastic option for families.

Built in 2008

**Essential Information**

MLS® #	A2226708
Price	\$569,900
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,391
Acres	0.07
Year Built	2008
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

**Community Information**

Address	348 Martindale Drive Ne
Subdivision	Martindale
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3J0H6

**Amenities**

Parking Spaces	2
Parking	Double Garage Detached, Garage Door Opener
# of Garages	2

**Interior**

Interior Features	Breakfast Bar, No Animal Home, No Smoking Home, Vinyl Windows
Appliances	Dishwasher, Electric Range, Refrigerator, Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Family Room
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Private Yard, Covered Courtyard
Lot Description	Back Lane, Back Yard, City Lot, Interior Lot, Level
Roof	Asphalt Shingle
Construction	Brick, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	June 2nd, 2025
Days on Market	45
Zoning	R-CG

## Listing Details

Listing Office	Century 21 Bravo Realty
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