

\$529,900 - 8 Martin Crossing Crescent Ne, Calgary

MLS® #A2267954

\$529,900

4 Bedroom, 3.00 Bathroom, 1,210 sqft

Residential on 0.07 Acres

Martindale, Calgary, Alberta

Fully Finished (Illegal Suite) | Separate Entrance | 3 Bedrooms Up | Double Detached Garage | Bay Window | Open Floor Plan | Some Newer Appliances | Prime Location Near Schools, Transit & LRT. Welcome to your beautifully maintained 2-storey family home nestled in the vibrant community of Martindale NE! This charming property offers exceptional value with a fully finished basement (illegal suite) and a separate side entrance – perfect for extended family living or additional income potential. The main level features a bright and open floor plan with a spacious living room highlighted by a large bay window, filling the space with natural light. The kitchen is equipped with ample cabinetry, updated appliances, and a dedicated dining area that's perfect for family meals. A convenient 2pc bathroom completes the main floor. Head upstairs to discover 3 generous bedrooms and a 4pc bathroom. The primary bedroom offers plenty of closet space and room for a full furniture set, while the secondary bedrooms are ideal for children, guests, or a home office. The basement suite (illegal) is fully developed with a kitchenette, spacious living area, bedroom, and 3pc bath – ideal for guests or tenants. Enjoy fresh paint throughout, updated flooring, and well-maintained mechanical systems, ensuring a move-in-ready home. Outside, the fully fenced backyard provides privacy and space for kids or pets to play, while the double detached garage with rear lane access adds



secure year-round parking and storage.
Located just minutes from schools, shopping centres, parks, playgrounds, bus routes, and the LRT, this home combines comfort, convenience, and community living. Don't miss this incredible opportunity – book your private showing today.

Built in 1997

Essential Information

MLS® #	A2267954
Price	\$529,900
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,210
Acres	0.07
Year Built	1997
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	8 Martin Crossing Crescent Ne
Subdivision	Martindale
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3J 3S8

Amenities

Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

Interior

Interior Features	Laminate Counters, No Smoking Home
Appliances	Dishwasher, Electric Stove, Range Hood, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Full

Exterior

Exterior Features	Private Entrance, Private Yard
Lot Description	Back Lane, Back Yard, Low Maintenance Landscape
Roof	Asphalt Shingle
Construction	Concrete, Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	November 2nd, 2025
Days on Market	3
Zoning	R-CG

Listing Details

Listing Office	RE/MAX Crown
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