

5431 Madigan Drive NE
Calgary, Alberta

MLS # A2210040



\$555,000

Division:	Marlborough Park		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,023 sq.ft.	Age:	1977 (48 yrs old)
Beds:	5	Baths:	2 full / 1 half
Garage:	Double Garage Detached		
Lot Size:	0.10 Acre		
Lot Feat:	Back Lane, Back Yard, Garden, Landscaped, Lawn, Level		

Heating:	Forced Air	Water:	-
Floors:	Ceramic Tile, Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Separate/Exterior Entry, Finished, Full, Suite, Walk-Up To Grade	LLD:	-
Exterior:	Stucco, Wood Frame	Zoning:	R-CG
Foundation:	Poured Concrete	Utilities:	-
Features:	Granite Counters, Kitchen Island, No Smoking Home		

Inclusions: none

RECENTLY RENOVATED BUNGALOW WITH 3+2 BEDROOMS 2.5 BATHS. 2 BEDROOMS ILLEGAL SUITE IN THE BASEMENT WITH SEPARATE ENTRANCE AND COMMON LAUNDRY. SOME OF THE UPGRADES ARE NEW FLOORING, NEW KNOCK DOWN CEILING, NEWER TRIPLE PANE WINDOWS, NEW DOORS, TILES, ROOF AND THE LIST GOES ON. HOUSE IS CLOSE TO ALL THE AMENITIES LIKE SCHOOLS, SHOPPING, TRANSPORTATION, PARKS AND LRT STATION. OVER SIZE 26X22 DOUBLE DETACHED GARAGE AND RV PARKING. VERY EASY TO SHOW ANY TIME. VACANT FOR QUICK POSSESSION. SELLER WILL REVIEW ALL OFFERS ON SATURDAY BY 7 PM. BUT HE HAS THE RIGHT TO REVIEW SOONER AS WELL. ONE OF THE BEDROOMS IN THE BASEMENT DOES NOT HAVE EGRESS WINDOW, PLEASE NOTE.