

\$359,900 - 156 Martin Crossing Court Ne, Calgary

MLS® #A2260465

\$359,900

3 Bedroom, 2.00 Bathroom, 1,412 sqft

Residential on 0.00 Acres

Martindale, Calgary, Alberta

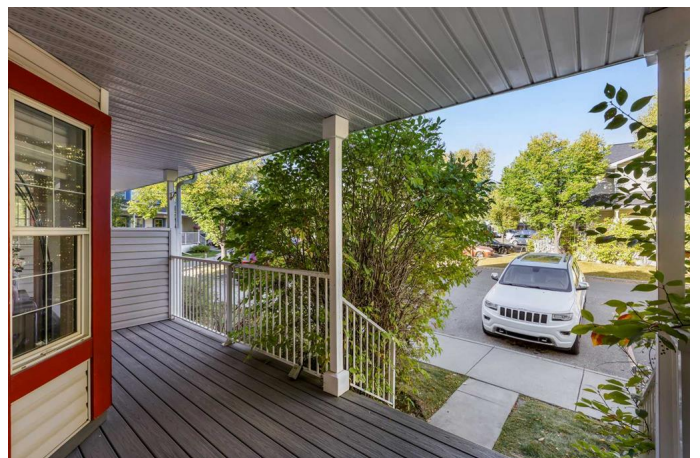
SMART INVESTOR™S OR BUYER™S
CHOICE | 2-PARKING STALLS | FULLY
FINISHED BASEMENT | QUICK
POSSESSION AVAILABLE

Why rent when you can own? This trendy 2-storey townhome is located in the established and family-friendly community of Martindale, offering incredible value and convenience. With appointments for viewing already being booked this weekend, don't wait to secure your spot!

Perfectly situated close to schools, LRT, transit, shopping, daycare, parks, pathways, and more—this gated community also includes two dedicated parking stalls for your peace of mind.

The spacious main floor features gleaming hardwood floors and a stylish kitchen with a peninsula island, stainless steel sink, newer stainless steel appliances, and timeless white cabinetry with oak trim. An oversized dining area includes a cozy gas fireplace and access to a 10'x10' wood deck—perfect for BBQs and morning coffee. Fully fenced private east-facing back yard.

Upstairs, you'll find generously sized bedrooms, newly installed carpeting, and a full bath, while the fully finished lower level expands your living space with a large recreation room, laundry area, and extra



storage.

This home offers everything you need: a functional yet stylish layout, a secure location, and unbeatable access to amenities. Whether you’re a first-time buyer or investor, this is a smart move!

Quick possession available”call your friendly REALTOR® today to book a private showing!

Built in 1994

Essential Information

MLS® #	A2260465
Price	\$359,900
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,412
Acres	0.00
Year Built	1994
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

Community Information

Address	156 Martin Crossing Court Ne
Subdivision	Martindale
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3J 3P3

Amenities

Amenities	Parking, Snow Removal, Trash, Visitor Parking
Parking Spaces	2

Parking Plug-In, Stall, Gated

of Garages 2

Interior

Interior Features Built-in Features, Closet Org
Windows, Walk-In Closet(s)

Appliances Dishwasher, Dryer, Electric
Washer, Window Coverings

Heating Forced Air, Natural Gas

Cooling None

Fireplace Yes

of Fireplaces 1

Fireplaces Dining Room, Gas, Mantle

of Stories 2

Has Basement Yes

Basement Full

156 MARTIN CROSSING COURT NE
RE-CALCULATION STANDARD - CALGARY, AB
MAIN LEVEL (AG) - 753.58 Sq Ft / 70.01 m²
UPPER LEVEL (AG) - 658.54 Sq Ft / 61.18 m²
TOTAL ABOVE GRADE RMS SIZE - 1412.12 Sq Ft / 131.19 m²
BASEMENT DEVELOPED AREA (BG) - 685.37 Sq Ft / 63.67 m²
BASEMENT UNDEVELOPED AREA (BG) - 53.76 Sq Ft / 4.99 m²
TOTAL AG/BG AREA - 2151.25 Sq Ft / 199.85 m²



Exterior

Exterior Features Lighting

Lot Description Landscaped

Roof Asphalt Shingle

Construction Vinyl Siding, Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed September 26th, 2025

Days on Market 35

Zoning M-CG d45

Listing Details

Listing Office Jayman Realty Inc.

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