# \$525,000 - 5720 Madigan Drive Ne, Calgary

MLS® #A2244567

## \$525,000

4 Bedroom, 2.00 Bathroom, 1,099 sqft Residential on 0.12 Acres

Marlborough Park, Calgary, Alberta

Welcome to this charming and versatile bi-level home featuring 4 spacious bedrooms and 2 full bathrooms. The main floor offers a beautifully updated kitchen with sleek stainless steel appliances and classic wood cabinetry. Natural light floods the open-concept living and dining areas, creating a warm and inviting atmosphere. Two generously sized bedrooms and a stylish 3-piece bathroom with a unique step-up tub complete the main level.

The walk-up basement expands your options with a large 3rd & 4th bedroom, a 4-piece bathroom, and a dedicated laundry roomâ€"ideal for extended family or rental potential. A bright sunroom opens directly to the fully paved backyard, offering the perfect space for entertaining or relaxing.

A sizeable detached garage provides ample parking and storage. Situated on a quiet street just steps from a playground, the home also offers excellent access to Stoney Trail, the Trans-Canada Highway, and Deerfoot Trail. Schools, shopping, and everyday amenities are all nearby.

Whether you're a growing family, accommodating extended family, or looking for an income-generating opportunity, this property delivers exceptional value and flexibility.







Built in 1975

#### **Essential Information**

MLS® # A2244567 Price \$525,000

Bedrooms 4

Bathrooms 2.00

Full Baths 2

Square Footage 1,099
Acres 0.12
Year Built 1975

Type Residential
Sub-Type Detached
Style Bi-Level
Status Active

# **Community Information**

Address 5720 Madigan Drive Ne

Subdivision Marlborough Park

City Calgary
County Calgary
Province Alberta
Postal Code T2A 4P5

### **Amenities**

Parking Spaces 2

Parking Alley Access, Double Garage Detached

# of Garages 2

#### Interior

Interior Features See Remarks

Appliances Dishwasher, Dryer, Garage Control(s), Microwave Hood Fan,

Refrigerator, Washer, Window Coverings

Heating Forced Air, Natural Gas

Cooling None
Fireplace Yes
# of Fireplaces 2

Fireplaces Gas, Wood Burning

Has Basement Yes

Basement Finished, Full, Walk-Up To Grade

#### **Exterior**

Exterior Features Private Yard

Lot Description Back Lane, Back Yard, Front Yard, Landscaped, Street Lighting, Few

Trees, Irregular Lot

Roof Asphalt Shingle

Construction Vinyl Siding, Wood Frame

Foundation Poured Concrete

## **Additional Information**

Date Listed July 31st, 2025

Days on Market 96

Zoning R-CG

# **Listing Details**

Listing Office eXp Realty

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