

# \$154,900 - #91 6103 Madigan Dr Ne, Calgary

MLS® #C4280889

## \$154,900

3 Bedroom, 1.00 Bathroom, 916 sqft  
Attached on 7 Acres

Marlborough Park, Calgary, Alberta

WOW, Extremely affordable end unit town home with you in mind. This property has a great lay-out featuring laminate flooring , Two spacious bedrooms up plus one down, 4 piece bathroom, formal dining room off the kitchen, and spacious bright living room w/ rock faced soothing wood fireplace, & a sunny south exposed yard. Great basement with full rec room perfect for movie watching. Donâ€™t miss this revenue maker or great starter home. Opportunity Knocks. Come enjoy the quiet setting, ample parking, minutes to shopping, schools, parks, and great access routes. You can finally stop renting as the payments at the current mortgage levels can be lower than renting! If you are looking for an excellent priced townhouse in the city with great square footage this is your next home. Villa in the Park offers a park-like setting, has a great mixture of people, and is close to all amenities. All windows and doors were replaced a couple of years ago so the exteriors look great. Immediate possession available.

Built in 1976

## Essential Information

MLS® #	C4280889
Price	\$154,900
Bedrooms	3
Bathrooms	1.00
Full Baths	1



Square Footage	916
Acres	7.45
Year Built	1976
Type	Attached
Sub-Type	Row House
Style	Bungalow
Status	Active

### **Community Information**

Address	#91 6103 Madigan Dr Ne
Area	Calgary
Subdivision	Marlborough Park
City	Calgary
Province	Alberta
Postal Code	t2a 5k9

### **Amenities**

Amenities	Cable, Fireplaces, Parking-Extra
Features	None
Parking Spaces	1
Parking	Front Drive Access, Stall

### **Interior**

Heating	Natural Gas, Forced Air-1
Has Basement	Yes
Basement	Fully Finished
Fireplace	Yes
Fireplaces	Wood With Log Lighter

### **Exterior**

Exterior	Cedar, Wood
Exterior Features	Flat Site, Low Maintenance Landscape, Playground Nearby, Corner, Fenced, Golf Nearby, Level Land, Schools, Shopping Nearby, Public Transportation
Roof	Asphalt Shingles
Construction	Wood Frame
Foundation	Concrete

### **Additional Information**

Condo Fee            \$255

## **Listing Details**

Listing Office        MAXWELL CAPITAL REALTY

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Listing information last updated on February 18th, 2020 at 7:15pm MST