

# \$538,900 - 60 Marbrooke Circle Ne, Calgary

MLS® #A2224390

## \$538,900

3 Bedroom, 2.00 Bathroom, 959 sqft  
Residential on 0.13 Acres

Marlborough, Calgary, Alberta

Step into comfort and character with this well-loved three bedroom bungalow, nestled on a quiet street. Perfect for first time buyers or down sizers, this home features a spacious living area with classic charm, a spacious kitchen, and a partially developed basement offering a cozy family room. This home features a massive, beautifully landscaped yard that's perfect for children, pets, entertaining, gardening, or just relaxing in your private outdoor retreat. Close to schools, parks, and amenities. A true gem with room to make your mark!

Built in 1968

### Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2224390    |
| Price          | \$538,900   |
| Bedrooms       | 3           |
| Bathrooms      | 2.00        |
| Full Baths     | 2           |
| Square Footage | 959         |
| Acres          | 0.13        |
| Year Built     | 1968        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |
| Status         | Active      |

### Community Information



|             |                        |
|-------------|------------------------|
| Address     | 60 Marbrooke Circle Ne |
| Subdivision | Marlborough            |
| City        | Calgary                |
| County      | Calgary                |
| Province    | Alberta                |
| Postal Code | T2A 2W6                |

### Amenities

|                |                                                                         |
|----------------|-------------------------------------------------------------------------|
| Parking Spaces | 2                                                                       |
| Parking        | Alley Access, Double Garage Detached, Garage Door Opener, Heated Garage |
| # of Garages   | 2                                                                       |

### Interior

|                   |                                                                                                   |
|-------------------|---------------------------------------------------------------------------------------------------|
| Interior Features | Bar, No Smoking Home, Storage, Vinyl Windows                                                      |
| Appliances        | Dishwasher, Dryer, Garage Control(s), Microwave, Refrigerator, Stove(s), Washer, Window Coverings |
| Heating           | Forced Air, Natural Gas                                                                           |
| Cooling           | None                                                                                              |
| Has Basement      | Yes                                                                                               |
| Basement          | Partially Finished, See Remarks                                                                   |

### Exterior

|                   |                                                               |
|-------------------|---------------------------------------------------------------|
| Exterior Features | Garden, Private Yard, Storage                                 |
| Lot Description   | Back Yard, Garden, Landscaped, Lawn, Private, Street Lighting |
| Roof              | Asphalt Shingle                                               |
| Construction      | Concrete, Other                                               |
| Foundation        | Poured Concrete                                               |

### Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | May 29th, 2025 |
| Days on Market | 117            |
| Zoning         | R-CG           |

### Listing Details

|                |             |
|----------------|-------------|
| Listing Office | Real Broker |
|----------------|-------------|

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