

\$435,000 - 136, 7707 Martha's Haven Park Ne, Calgary

MLS® #A2221522

\$435,000

3 Bedroom, 3.00 Bathroom, 1,318 sqft

Residential on 0.00 Acres

Martindale, Calgary, Alberta

Welcome to this beautifully renovated 2-storey corner lot townhouse in the heart of Martha's Haven—a quiet, well-maintained complex within the vibrant northeast community of Martindale.

Thoughtfully updated from top to bottom, this home offers a blend of modern finishes, a practical layout, and exceptional value for first-time buyers, small families, or investors alike.

Step into style and flexibility in this move-in-ready home featuring a bright, open-concept main floor with large windows, neutral paint tones, and durable flooring that flows throughout the main living space. The kitchen offers gorgeous granite counter space and a functional layout, opening into a spacious dining and living area that's ideal for entertaining or everyday living. A convenient 2-piece bathroom, main floor laundry and access to the attached single-car garage complete the main floor.

Upstairs, you'll find two generously sized bedrooms both featuring walk-in closets. The spacious primary bedroom can easily fit a king-sized bed with room to spare. The full 4-piece bathroom features contemporary updates and a lovely soaker tub. The fully developed basement offers incredible multigenerational living potential, with a thoughtfully finished in-law (illegal) suite complete with a comfortable living area,



sleeping space, kitchenette, separate laundry and a full bathroom—ideal for extended family, guests, or a private home office setup.

This unit is move-in ready and available for quick possession, with ample visitor parking throughout the complex for added convenience. Located in a quiet, family-friendly setting, you're just minutes from schools, parks, the Genesis Centre, public transit including the LRT, and major routes like Stoney Trail and McKnight Boulevard. This is a rare opportunity to own a renovated, flexible living space in one of Calgary's most connected communities.

Built in 1999

Essential Information

MLS® #	A2221522
Price	\$435,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,318
Acres	0.00
Year Built	1999
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

Community Information

Address	136, 7707 Martha's Haven Park Ne
Subdivision	Martindale
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3J 3Z6

Amenities

Amenities	Visitor Parking
Parking Spaces	2
Parking	Single Garage Attached
# of Garages	1

Interior

Interior Features	Kitchen Island, No Smoking Home, Open Floorplan, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Garage Control(s), Range Hood, Refrigerator, Stove(s), Washer, Washer/Dryer Stacked, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room
Has Basement	Yes
Basement	Finished, Full, Suite

Exterior

Exterior Features	Other
Lot Description	Back Lane, Corner Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	May 15th, 2025
Days on Market	7
Zoning	M-C1

Listing Details

Listing Office	eXp Realty
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