

**119 Maranda Close NE
Calgary, Alberta**

MLS # A2261781

\$450,000



Division:	Marlborough		
Type:	Residential/House		
Style:	Bungalow		
Size:	768 sq.ft.	Age:	1971 (55 yrs old)
Beds:	2	Baths:	2
Garage:	Alley Access, Off Street		
Lot Size:	0.09 Acre		
Lot Feat:	Back Lane, Back Yard		

Heating:	Forced Air	Water:	-
Floors:	Vinyl	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R-CG
Foundation:	Poured Concrete	Utilities:	-
Features:	See Remarks		

Inclusions: N/A

Move in Ready Fully renovated bungalow backing onto Maranda Playground! Meticulously maintained with quality updates throughout including quartz countertops, stainless steel appliances, and a bright open layout freshly painted. Offers 2 bedrooms and 2 bathrooms including a beautiful ensuite. Unfinished basement with bathroom rough-in and new side entry door—excellent potential for future suite development (subject to approval and permitting by the city/municipality). Fully fenced yard with crushed gravel pad ready for your future garage — steps to parks, schools, shopping & transit.