$350,000 - 93, 6100 4 Avenue Ne, Calgary

MLS® #A2263039

$350,000
3 Bedroom, 1.00 Bathroom, 1,080 sqft
Residential on 0.00 Acres

Marlborough Park, Calgary, Alberta

SELLER WILL PAY CONDO FEES FOR 1 YEARFantastic opportunity for a first time home buyer or investor. A 3-bedroom townhouse in the established community of Marlborough Park. A formal entrance leads to the bright dining room and kitchen featuring hardwood flooring and an oversized window bringing in loads of natural light. The well laid out kitchen has lots of cupboard/ counter space and features new stainless steel appliances. The living room has sliding doors that lead to the deck with fenced backyard. A great place to escape in the summer. Upstairs you will find 3 bedrooms and a 4-pc bathroom. Options are endless in the unfinished basement with laundry and a large, open space. Unit comes with 2 parking stalls directly in front of the entrance. Close to schools, parks, public transportation and the amenities on Memorial Drive. Donâ€™t miss this opportunity and call today for your viewing.

Built in 1977

Essential Information

MLS® #	A2263039
Price	$350,000
Bedrooms	3
Bathrooms	1.00
Full Baths	1
Square Footage	1,080
Acres	0.00

Year Built	1977
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

Community Information

Address	93, 6100 4 Avenue Ne
Subdivision	Marlborough Park
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2A 5Z8

Amenities

Amenities	Visitor Parking
Parking Spaces	2
Parking	Stall

Interior

Interior Features	Pantry, Storage
Appliances	Dryer, Electric Stove, Refrigerator, Washer
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior Features	Private Yard
Lot Description	Back Yard
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	October 8th, 2025
Days on Market	12
Zoning	M-C1

Listing Details

Listing Office 2% Realty

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