

\$499,900 - 50 Tararidge Drive Ne, Calgary

MLS® #A2159192

\$499,900

3 Bedroom, 2.00 Bathroom, 955 sqft

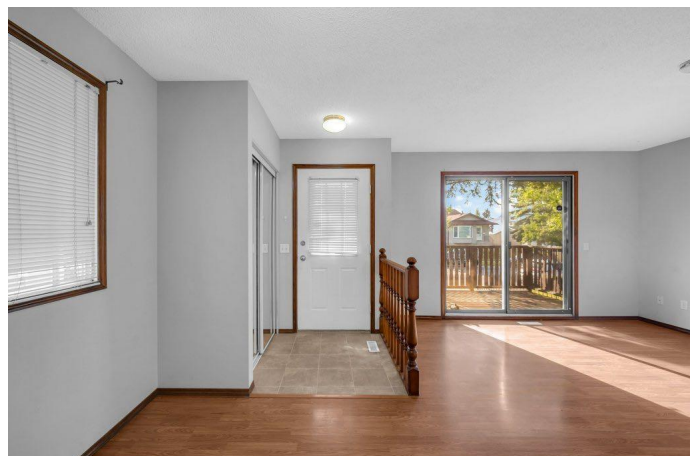
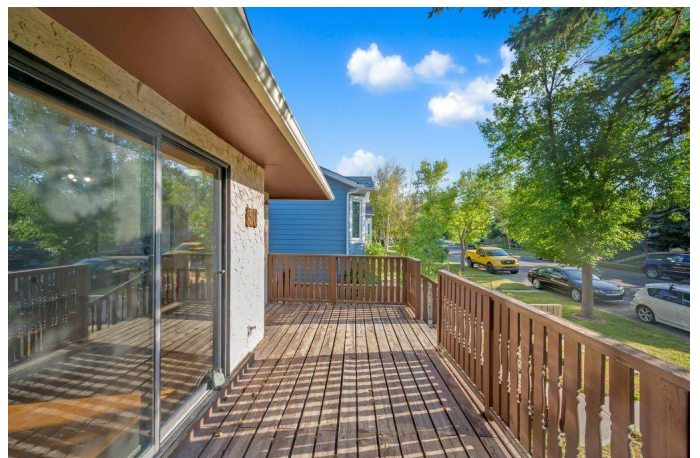
Residential on 0.08 Acres

Taradale, Calgary, Alberta

OPEN HOUSE FRIDAY 23 AUG 5 - 7 PM,
SATURDAY 24 AUG 12 - 2 PM

LOCATION! LOCATION! Welcome to this stunning 4-level split home located in one of the best locations! This home is within close proximity of two schools, a high school, Prairie Winds Park, and a variety of retail stores, making it an ideal spot for families and convenience. This spacious home features over 1,600+ sq ft of living space, offering plenty of room for the entire family. The living room is cozy and inviting, equipped with a corner fireplace adorned with wood trimmings and a mantle, perfect for relaxing evenings. Just a level below, you'll find the primary bedroom with a walk-in closet and a 4-piece bathroom, providing a private retreat. The upper level includes two spacious bedrooms and another 4-piece bathroom, ideal for family or guests. The lower level is fully developed, featuring a large recreation area, a den, and a laundry/utility area, giving you additional versatile space.

The backyard is a true delight for families, featuring a charming treehouse for the kids to enjoy and plenty of room for outdoor fun. Water sprinklers in both the front and back ensure your lawn stays lush and green, while the option for central vacuum adds extra convenience. Whether you're seeking a comfortable family home or a savvy investment property, this home has it all. The 23'5" x 21'6" DOUBLE DETACHED GARAGE provides ample space and includes a third



parking spot beside the garage. Additionally, the garage is equipped with rough-ins for heating, offering added convenience and functionality, while the close proximity to schools, parks, shopping, and more makes this property a true gem.

Built in 1983

Essential Information

MLS® #	A2159192
Price	\$499,900
Sold Price	\$499,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	955
Acres	0.08
Year Built	1983
Type	Residential
Sub-Type	Detached
Style	4 Level Split
Status	Sold

Community Information

Address	50 Tararidge Drive Ne
Subdivision	Taradale
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3J2R7

Amenities

Parking Spaces	3
Parking	Double Garage Detached

Interior

Interior Features	Ceiling Fan(s), Laminate Counters
Appliances	Dishwasher, Electric Stove, Garage Control(s), Range Hood,

	Refrigerator, Washer/Dryer
Heating	Central, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Yard
Lot Description	Back Lane, Other, Rectangular Lot
Roof	Asphalt Shingle
Construction	Concrete, Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	August 21st, 2024
Date Sold	August 25th, 2024
Days on Market	3
Zoning	R2
HOA Fees	0.00

Listing Details

Listing Office	Executive Real Estate Services
----------------	--------------------------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.