

# \$529,000 - 59 Taralea Gardens Ne, Calgary

MLS® #A2216640

## \$529,000

3 Bedroom, 2.00 Bathroom, 825 sqft

Residential on 0.08 Acres

Taradale, Calgary, Alberta

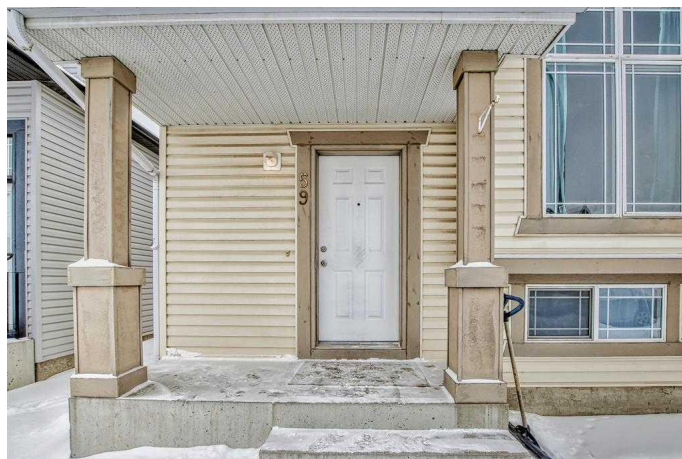
Beautiful bi level house in Taradale. 2 bedrooms on main level and a full bath. Full bath has a cheater door attached to master bedroom. 1 bedroom and full bath in basement. Very spacious living room and dining room in basement. Basement has SEPARATE ENTRANCE and SEPARATE LAUNDRY. New roof In 2023. All amenities close by. Main floor rented for \$1650 Basement rented for \$1100 Tenants have no contracts and can be moved out right away. NOTE- The house needs partition wall which can be built at sellers cost if buyer instructs so.

Built in 2002

## Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2216640    |
| Price          | \$529,000   |
| Bedrooms       | 3           |
| Bathrooms      | 2.00        |
| Full Baths     | 2           |
| Square Footage | 825         |
| Acres          | 0.08        |
| Year Built     | 2002        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bi-Level    |
| Status         | Active      |

## Community Information



|             |                       |
|-------------|-----------------------|
| Address     | 59 Taralea Gardens Ne |
| Subdivision | Taradale              |
| City        | Calgary               |
| County      | Calgary               |
| Province    | Alberta               |
| Postal Code | T3J4W4                |

### Amenities

|                |             |
|----------------|-------------|
| Parking Spaces | 2           |
| Parking        | Parking Pad |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | No Animal Home, No Smoking Home   |
| Appliances        | Dishwasher, Electric Stove, Microwave, Range Hood, Refrigerator, Washer/Dryer Stacked |
| Heating           | Forced Air, Natural Gas   |
| Cooling           | None  |
| Has Basement      | Yes   |
| Basement          | Exterior Entry, Finished, Full, Suite   |

### Exterior

|                   |                                    |
|-------------------|------------------------------------|
| Exterior Features | Courtyard                          |
| Lot Description   | Back Lane, Back Yard, Paved        |
| Roof              | Asphalt Shingle                    |
| Construction      | Concrete, Vinyl Siding, Wood Frame |
| Foundation        | Poured Concrete                    |

### Additional Information

|                |               |
|----------------|---------------|
| Date Listed    | May 1st, 2025 |
| Days on Market | 14            |
| Zoning         | R-1N          |

### Listing Details

|                |                  |
|----------------|------------------|
| Listing Office | Creekside Realty |
|----------------|------------------|

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