

**161 Taradale Drive NE**  
**Calgary, Alberta**

**MLS # A2205332**



**\$519,900**

<b>Division:</b>	Taradale		
<b>Type:</b>	Residential/House		
<b>Style:</b>	4 Level Split		
<b>Size:</b>	911 sq.ft.	<b>Age:</b>	1983 (42 yrs old)
<b>Beds:</b>	4	<b>Baths:</b>	2
<b>Garage:</b>	Off Street, RV Access/Parking		
<b>Lot Size:</b>	0.09 Acre		
<b>Lot Feat:</b>	Back Yard, Corner Lot, Front Yard, Low Maintenance Landscape, Rectangular		

<b>Heating:</b>	Forced Air	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Vinyl Plank	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt	<b>Condo Fee:</b>	-
<b>Basement:</b>	Partial, Partially Finished	<b>LLD:</b>	-
<b>Exterior:</b>	Vinyl Siding, Wood Frame	<b>Zoning:</b>	R-G
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	No Animal Home, No Smoking Home, Quartz Counters, See Remarks, Storage, Vinyl Windows		

**Inclusions:** None

FULLY RENOVATED 4 level split on a corner lot! This beautifully finished home boasts a sizeable kitchen with upgraded S/S appliances and quartz countertops! Both 4 piece baths have been updated and showcase new tile, flooring and quartz counters. Spacious and open, you'll find both a large living room and family room (with wood burning Fireplace!) New vinyl plank flooring and carpet throughout, this home has also been freshly painted. Enormous crawl space for additional storage! South facing backyard with South facing AND West facing decks & RV Parking! Close to transit, shopping, restaurants, cafe's and grocery as well as major arteries. This amazing home is move in ready and waiting to be enjoyed by its new family! Quick possession available!