

# \$510,000 - 98 Tarawood Lane Ne, Calgary

MLS® #A2249325

**\$510,000**

4 Bedroom, 3.00 Bathroom, 1,250 sqft

Residential on 0.06 Acres

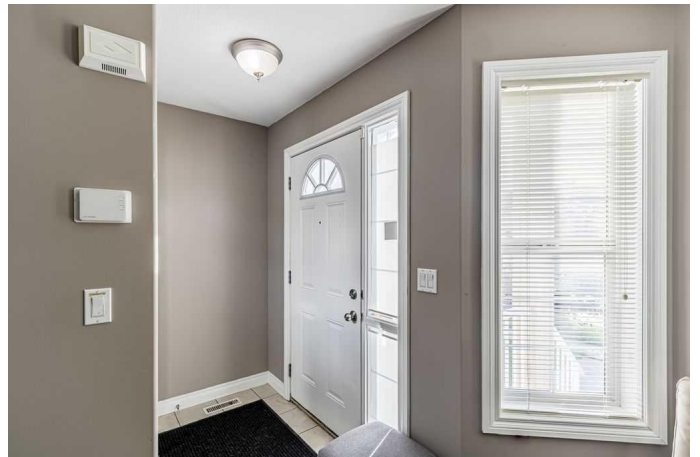
Taradale, Calgary, Alberta

Welcome to this side by side duplex with LEGAL SUITE, perfect for first time home buyers or investors. Upon entering main floor features a good size living area, Kitchen, Dining area and 2pc bathroom. Upstairs you will find a primary bedroom with cheat door to 4pc bathroom and another 2 bedrooms. LEGAL SUITE offers one decent size bedroom, kitchen, Dinning area, 4pc bathroom and laundry room. This duplex is located walking distance to Schools, Grocery Stores, Major Banks, Saddletown C-train Station, Bus Stops, Genesis Centre and much more. Call your realtor for private viewing.

Built in 2004

## Essential Information

|                |                        |
|----------------|------------------------|
| MLS® #         | A2249325               |
| Price          | \$510,000              |
| Bedrooms       | 4                      |
| Bathrooms      | 3.00                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 1,250                  |
| Acres          | 0.06                   |
| Year Built     | 2004                   |
| Type           | Residential            |
| Sub-Type       | Semi Detached          |
| Style          | 2 Storey, Side by Side |
| Status         | Active                 |



## Community Information

|             |                     |
|-------------|---------------------|
| Address     | 98 Tarawood Lane Ne |
| Subdivision | Taradale            |
| City        | Calgary             |
| County      | Calgary             |
| Province    | Alberta             |
| Postal Code | T3J 5L2             |

## Amenities

|                |                         |
|----------------|-------------------------|
| Parking Spaces | 2                       |
| Parking        | Off Street, Parking Pad |

## Interior

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

## Exterior

|                   |                                                        |
|-------------------|--------------------------------------------------------|
| Exterior Features | Private Entrance                                       |
| Lot Description   | Back Yard, Rectangular Lot, Street Lighting, Back Lane |
| Roof              | Asphalt Shingle                                        |
| Construction      | Vinyl Siding, Wood Frame                               |
| Foundation        | Poured Concrete                                        |

## Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | August 16th, 2025 |
| Days on Market | 59                |
| Zoning         | R-2               |

## Listing Details

|                |                              |
|----------------|------------------------------|
| Listing Office | TREC The Real Estate Company |
|----------------|------------------------------|

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