

18 Taralea Bay NE
Calgary, Alberta

MLS # A2200695



\$569,900

Division:	Taradale		
Type:	Residential/Duplex		
Style:	2 Storey, Attached-Up/Down		
Size:	1,584 sq.ft.	Age:	2004 (21 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Concrete Driveway, Front Drive, Garage Door Opener, Single Garage Attached		
Lot Size:	0.07 Acre		
Lot Feat:	Back Yard, Cul-De-Sac, Front Yard, Landscaped, Rectangular Lot, Street Light		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full, Unfinished	LLD:	-
Exterior:	Vinyl Siding	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	No Animal Home, Quartz Counters, Skylight(s), Walk-In Closet(s)		

Inclusions: n/a

Excellent 1584 square feet open floor plan Home located in the heart of Taradale on a quite cul-de-sac. Main floor - Big Living room with Skylight, corner Fireplace, patio doors to the huge Deck, Lots of windows thru out, Dining room and open kitchen with brand new quartz counters, walk thru pantry, laundry room and access to the garage, 1/2 Bathroom in the hallway, and closets both at the entrance and by the garage. Upper floor- main 4 pc Bathroom, 3 good size Bedrooms, with master full Ensuite and walk-in closet. Basement - open floor with rough in bathroom and ready for the desired finishing. Other - New Furnace was replaced, newer Hot water tank, Hail damage work completed with New shingles on the Roof, oversize single Garage is 20.7 x 15.1 with full double front driveway, big back yard, the home is across the school playground and transit.