

# **\$520,000 - 236 Taradale Close Ne, Calgary**

MLS® #A2209548

**\$520,000**

4 Bedroom, 2.00 Bathroom, 1,048 sqft

Residential on 0.07 Acres

Taradale, Calgary, Alberta

Welcome to this beautifully renovated and well-maintained 2-storey detached home located in the vibrant and family-friendly community of Taradale. This inviting property offers a total of 4 bedrooms and 2 full bathrooms, making it a perfect choice for growing families or investors seeking a move-in-ready home with income potential.

Inside, you'll find a bright and open main floor featuring a spacious living and dining area, complemented by new flooring and fresh paint completed in 2023. The kitchen is both stylish and functional, with granite countertops, plenty of cabinetry, and a layout ideal for everyday cooking and entertaining. Upstairs includes three well-sized bedrooms and a renovated 4-piece bathroom, providing comfortable space for the entire family.

The fully finished basement has a separate side entrance and offers an illegal suite complete with a living area, second kitchen, one bedroom, and a private 4-piece ensuite bathroom—a great option for multi-generational living or rental income.

Outside, enjoy the charming front porch, a large backyard deck, and a fully fenced yard with ample room to add a double garage. This home sits on a generous lot with space to expand while already offering fantastic outdoor living.



Major updates completed in 2021 include new siding, a new roof with extra hail protection, new windows and patio doors, and new fencing. More recent upgrades in 2023 include new flooring, a fully renovated bathroom, fresh paint, and the complete removal of Poly B plumbing—giving you long-term peace of mind.

Conveniently located near schools, parks, public transit, and shopping, this home blends smart updates with outstanding potential in one of Calgary’s most sought-after neighborhoods. Don’t miss your opportunity to make this Taradale gem your own!

Built in 1990

**Essential Information**

MLS® #	A2209548
Price	\$520,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,048
Acres	0.07
Year Built	1990
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

**Community Information**

Address	236 Taradale Close Ne
Subdivision	Taradale
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3J 3E6

## Amenities

Parking Spaces	1
Parking	Off Street

## Interior

Interior Features	Granite Counters, No Animal Home, No Smoking Home, Separate Entrance
Appliances	Dishwasher, Electric Range, Microwave, Range Hood, Refrigerator, Washer/Dryer Stacked, Window Coverings
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Exterior Entry, Finished, Full, Suite

## Exterior

Exterior Features	Private Yard
Lot Description	Back Lane, Back Yard, Front Yard
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

## Additional Information

Date Listed	April 8th, 2025
Days on Market	38
Zoning	R-G

## Listing Details

Listing Office	Coldwell Banker Mountain Central
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