



## 73 Taradale Drive Calgary Alberta

\$520,000

Welcome to this well-maintained two-Storey home in the sought-after community of Taradale, offering an excellent opportunity for homeownership or investment. Ideally located close to transit, schools, shopping, and the YMCA, this home ensures everyday essentials are just minutes away. The main floor features a spacious and inviting living area, seamlessly connected to a bright dining space and a functional kitchen with ample cabinetry. A convenient two-piece bathroom completes this level. Upstairs, you will find three well-sized bedrooms and a four-piece bathroom, offering comfortable living space for the entire family. The lower level features an illegal suite with a separate entrance, including a kitchen, living area, and a three-piece bathroom, making it an excellent option for extended family or investment purpose. The south-facing backyard is a perfect retreat, complete with a large deck ideal for outdoor gatherings and summer enjoyment. This home presents a fantastic opportunity in a prime location. Don't miss out—schedule your private showing today! (id:6769)

Primary Bedroom 12.00 Ft x 10.00 Ft

Bedroom 9.08 Ft x 8.92 Ft

Bedroom 12.50 Ft x 8.33 Ft

Laundry room 3.75 Ft x 4.67 Ft

4pc Bathroom 5.00 Ft x 8.50 Ft

3pc Bathroom 6.75 Ft x 4.42 Ft

Bedroom 7.83 Ft x 10.25 Ft

Laundry room 2.92 Ft x 2.17 Ft

Furnace 6.67 Ft x 8.08 Ft

Kitchen 7.75 Ft x 8.58 Ft

Family room 11.83 Ft x 8.58 Ft

Living room 12.00 Ft x 11.58 Ft

Kitchen 12.50 Ft x 10.83 Ft

Dining room 12.00 Ft x 7.42 Ft

Other 4.08 Ft x 4.75 Ft

2pc Bathroom 3.67 Ft x 4.33 Ft

Listing Presented By:



Originally Listed by:  
CIR Realty



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