



127 Tarawood Road Calgary Alberta

\$499,900

CALLING ALL INVESTORS & FIRST-TIME HOME BUYERS - Welcome to this fantastic opportunity in the heart of Taradale -- a Detached home offering flexibility, functionality, and income potential all under one roof. This well-maintained property features 4 BEDROOMS and 2 FULL BATHROOMS with a detached DOUBLE GARAGE, thoughtfully designed with 2 bedrooms upstairs and 2 bedrooms downstairs, making it ideal for families, multi-generational living, or investors looking for strong rental appeal. The main floor offers a bright and inviting living space filled with natural light, a spacious kitchen with ample cabinetry, and two comfortable bedrooms serviced by a full bath, a practical layout perfect for everyday living. Downstairs, you'll find a SEPARATE ENTRANCE leading to an illegal basement suite, complete with its own living area, separate laundry, kitchen, full bathroom, and 2 bedrooms. The lower level is currently tenant-occupied, generating generous income, providing immediate cash flow to help offset your mortgage or enhance your investment returns. Located in the vibrant community of Taradale, you're close to schools, parks, shopping, transit, and all essential amenities. Whether you're looking to live up and rent down, expand your portfolio, or secure a smart long-term investment, this property delivers value and versatility. Don't miss this opportunity, book your private showing today. (id:6769)

4pc Bathroom 7.50 Ft x 4.92 Ft
Bedroom 10.00 Ft x 8.83 Ft
Bedroom 10.75 Ft x 8.17 Ft
Family room 9.75 Ft x 12.50 Ft
Kitchen 10.92 Ft x 11.58 Ft
Furnace 7.58 Ft x 9.08 Ft

4pc Bathroom 7.58 Ft x 5.00 Ft
Bedroom 8.67 Ft x 11.33 Ft
Dining room 10.50 Ft x 12.00 Ft
Kitchen 8.42 Ft x 10.92 Ft
Living room 11.58 Ft x 13.25 Ft
Primary Bedroom 10.00 Ft x 11.42 Ft

Listing Presented By:



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CIR Realty

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RE/MAX Realty Professionals

#10, 6020 - 1A ST SW , Calgary, AB,

Phone: 403-259-4141
darylcarlson@shaw.ca