

2206, 1140 Taradale Drive NE
Calgary, Alberta

MLS # A2329813



\$239,900

Division:	Taradale		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	813 sq.ft.	Age:	2007 (19 yrs old)
Beds:	2	Baths:	2
Garage:	Titled, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard, Forced Air	Water:	-
Floors:	Carpet, Ceramic Tile, Laminate	Sewer:	-
Roof:	-	Condo Fee:	\$ 572
Basement:	-	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	M-2 d86
Foundation:	-	Utilities:	-
Features:	No Animal Home, No Smoking Home, Quartz Counters, Walk-In Closet(s)		

Inclusions: N/A

Open House on Sunday, July 19, from 11:00 AM to 1:00 PM. Immaculate 2 Bedroom, 2 Bathroom Condo in the Heart of Taradale! This beautifully maintained condo offers nearly 820 sq. ft. of thoughtfully designed living space with a functional layout that places the bedrooms on opposite sides of the spacious living room for added privacy. As you enter, you are welcomed by elegant ceramic tile flooring in the front entry and kitchen. The bright, open concept living room is filled with natural light and provides access to a huge west facing balcony, the perfect place to relax and enjoy warm summer evenings. The spacious primary bedroom features a walk in closet and a private 4 piece ensuite, while the generously sized second bedroom is conveniently located across from another full 4 piece bathroom, making it ideal for family, guests, or a home office. This home also includes the added convenience of titled underground parking and an assigned storage locker, providing plenty of extra storage space. Located in the desirable community of Taradale, this condo is within walking distance to a scenic pond, schools, restaurants, grocery stores, public transit, and many other everyday amenities. Whether you're a first time home buyer, downsizing, or looking for an excellent investment opportunity, this move in ready condo is one you won't want to miss!