# \$525,000 - 7 Taraglen Road Ne, Calgary

MLS® #A2210533

## \$525,000

5 Bedroom, 2.00 Bathroom, 1,041 sqft Residential on 0.09 Acres

Taradale, Calgary, Alberta

Here's your opportunity to own a fantastic 4-level split home on a CORNER LOT with easy access to Stoney Trail and McKnight Blvd. The mature trees and lilac blossoms provide both privacy and curb appeal, making it truly inviting.

This fully finished home offers 1,900+ sq.ft of living space, 5 bedrooms and 2 full bathrooms, providing plenty of room for your family. On the main floor, you'II find a welcoming living room, a remodeled kitchen, and an open dining area. Large NEW windows and a NEW patio door flood the space with natural light while also helping to keep your energy bills low.

Upstairs, you'II find a spacious primary bedroom and a good-sized second bedroom. The bathroom features a soaker tub and a new window for added light and freshness. The lower level has a large family room, perfect for family gatherings or a play area for the kids. There's also a clean, neutral-toned full bathroom. The laundry room, with a new window, is enclosed with a door to reduce mess and noise. In the basement, you will find 3 bedrooms for your family. The oversized single detached garage provides extra parking spaces for convenience. Recent updates include NEW WINDOWS (2024), ROOF/SIDING (2020), FURNACE/WATER TANK (2016), and CABINETS/BATHROOMS/DOORS/TRIMS (2015), so you can enjoy peace of mind knowing the big-ticket items have been taken







care of.

This home is truly a gem, and with all the recent upgrades, it won't last long. Call for a private viewing today and make this house YOUR HOME!

Built in 1986

#### **Essential Information**

MLS® # A2210533 Price \$525,000

Bedrooms 5
Bathrooms 2.00
Full Baths 2

Square Footage 1,041 Acres 0.09 Year Built 1986

Type Residential
Sub-Type Detached
Style 4 Level Split

Status Active

## **Community Information**

Address 7 Taraglen Road Ne

Subdivision Taradale
City Calgary
County Calgary
Province Alberta
Postal Code T3J 2S1

#### **Amenities**

Parking Spaces 1

Parking Garage Door Opener, Garage Faces Rear, Oversized, Single Garage

Detached

# of Garages 1

#### Interior

Interior Features Ceiling Fan(s), Laminate Counters

Appliances Dishwasher, Dryer, Electric Range, Microwave Hood Fan, Refrigerator,

Washer, Window Coverings

Heating Forced Air, Natural Gas

Cooling None

Has Basement Yes

Basement Finished, Full

#### **Exterior**

Exterior Features Private Yard

Lot Description Back Lane, Back Yard, Corner Lot, Front Yard, Landscaped, Lawn,

Paved, Private, Street Lighting

Roof Asphalt Shingle

Construction Vinyl Siding

Foundation Poured Concrete

#### **Additional Information**

Date Listed April 10th, 2025

Days on Market 22

Zoning R-G

## **Listing Details**

Listing Office Comox Realty

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