

\$629,900 - 84 Tarington Way Ne, Calgary

MLS® #A2214199

\$629,900

5 Bedroom, 4.00 Bathroom, 1,533 sqft
Residential on 0.08 Acres

Taradale, Calgary, Alberta

FIRST TIME HOME BUYER | INVESTMENT ALERT! A well-maintained, beautiful home in the community of Taradale, NE Calgary with **LEGAL BASEMENT SUITE**. This is well kept 2 STOREY 5 BED 3.5 BATH House with SEPERATE ENTRANCE . The main level has TWO LIVING ROOMS, nice kitchen with DINING AREA with big windows. The family room is bright with natural light and a gas fireplace to keep you warm throughout the cooler months. The kitchen includes a large corner island and plenty of storage cabinets; the corner pantry provides additional storage for all necessities. A growing family will appreciate the spaciousness of the dining room. The rear entrance connects to the entertainer's deck. for BBQ parties! The main level is finished with a 2-piece bathroom, living & dining. The master bedroom, which has a 4-piece ensuite and a large walk-in closet, is located upstairs. The additional bedrooms are of generous size. A closet beside the stairs and a 4-piece bath complete the upper floor. **LEGAL SUITE** in the basement has a rec room, kitchenette, two bedrooms, **SEPARATE LAUNDRY**, and a 4 piece bath. Because of the **SEPARATE ENTRANCE** and **SEPARATE LAUNDRY**, this place may be entirely rented or live up/rent down for extra income. Basement is currently rented for \$1200. There's a large private backyard with a huge deck and carport and plenty of space for a triple garage. This house is in a prime neighborhood, close to parks, schools, public



transportation, and shopping. Call your favourite realtor to book a showing right away!

Built in 2002

Essential Information

| | |
|----------------|-------------|
| MLS® # | A2214199 |
| Price | \$629,900 |
| Bedrooms | 5 |
| Bathrooms | 4.00 |
| Full Baths | 3 |
| Half Baths | 1 |
| Square Footage | 1,533 |
| Acres | 0.08 |
| Year Built | 2002 |
| Type | Residential |
| Sub-Type | Detached |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|---------------------|
| Address | 84 Tarington Way Ne |
| Subdivision | Taradale |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T3J 4V9 |

Amenities

| | |
|----------------|-------------------------|
| Parking Spaces | 2 |
| Parking | Off Street, Parking Pad |

Interior

| | |
|-------------------|--------------------------------------------------------------------|
| Interior Features | No Animal Home, No Smoking Home |
| Appliances | Dishwasher, Electric Stove, Range Hood, Refrigerator, Washer/Dryer |
| Heating | Forced Air |
| Cooling | None |
| Fireplace | Yes |
| # of Fireplaces | 1 |

| | |
|--------------|-----------------------------------------------|
| Fireplaces | Gas |
| Has Basement | Yes |
| Basement | Exterior Entry, Full, Suite, Walk-Up To Grade |

Exterior

| | |
|-------------------|----------------------------------|
| Exterior Features | Other |
| Lot Description | Back Lane, Back Yard, Front Yard |
| Roof | Asphalt Shingle |
| Construction | Vinyl Siding, Wood Frame |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|------------------|
| Date Listed | April 24th, 2025 |
| Days on Market | 35 |
| Zoning | R-G |

Listing Details

| | |
|----------------|----------------------------------|
| Listing Office | Diamond Realty & Associates LTD. |
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