

# \$610,000 - 19 Taralake Rise Ne, Calgary

MLS® #A2240439

**\$610,000**

4 Bedroom, 4.00 Bathroom, 1,275 sqft

Residential on 0.07 Acres

Taradale, Calgary, Alberta

Attention Investors Location!

Location!Location! This charming fully finished living area of 1,800 sq ft+ property features four spacious bedrooms and three well-appointed bathrooms, making it ideal for families or those who appreciate extra space. The well-maintained exterior welcomes you with manicured landscaping and a cozy front porch. Upon entering, you'll find an inviting open-concept living area filled with natural light, perfect for entertaining or relaxing. The kitchen boasts modern appliances, ample counter space, and stylish cabinetry, making meal preparation a joy. Each bedroom is thoughtfully designed, offering comfortable living spaces with plenty of closet storage. The bathrooms are updated, featuring contemporary fixtures and finishes. A one-bedroom, one-bathroom illegal basement suite features a cozy and functional layout. Outside, the backyard is a private retreat with a deck for outdoor dining and a lush lawn for play or gardening. Located in a friendly neighbourhood, this property is close to schools, parks, and local amenities, making it a perfect place to call home. Call your favourite realtor today to book a showing.

Built in 2005

## Essential Information

MLS® #                   A2240439

Price                     \$610,000



|                |             |
|----------------|-------------|
| Bedrooms       | 4           |
| Bathrooms      | 4.00        |
| Full Baths     | 3           |
| Half Baths     | 1           |
| Square Footage | 1,275       |
| Acres          | 0.07        |
| Year Built     | 2005        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 19 Taralake Rise Ne |
| Subdivision | Taradale            |
| City        | Calgary             |
| County      | Calgary             |
| Province    | Alberta             |
| Postal Code | T3J0A4              |

### Amenities

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

### Interior

|                   |                                                                                        |
|-------------------|----------------------------------------------------------------------------------------|
| Interior Features | Laminate Counters, No Animal Home, No Smoking Home, Quartz Counters, Separate Entrance |
| Appliances        | Dishwasher, Microwave, Washer/Dryer                                                    |
| Heating           | Forced Air                                                                             |
| Cooling           | None                                                                                   |
| Has Basement      | Yes                                                                                    |
| Basement          | Exterior Entry, Finished, Full                                                         |

### Exterior

|                   |                                                   |
|-------------------|---------------------------------------------------|
| Exterior Features | Balcony                                           |
| Lot Description   | Back Lane, Back Yard, Landscaped, Rectangular Lot |
| Roof              | Asphalt Shingle                                   |
| Construction      | Concrete, Vinyl Siding                            |
| Foundation        | Poured Concrete                                   |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | July 16th, 2025 |
| Days on Market | 38              |
| Zoning         | R-G             |

**Listing Details**

|                |             |
|----------------|-------------|
| Listing Office | Real Broker |
|----------------|-------------|

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