

# \$749,888 - 37 Taralea Circle Ne, Calgary

MLS® #A2186870

**\$749,888**

4 Bedroom, 4.00 Bathroom, 1,811 sqft  
Residential on 0.01 Acres

Taradale, Calgary, Alberta

4 BEDROOM | 3.5 BATH | DOUBLE  
GARAGE | RENOVATED | CENTRAL AC | RV  
PARKING | Spacious 1810 Sq. Ft. Home with  
RV Parking & Illegal Basement Suite in  
Taradale

This well-maintained 1810 sq. ft. home offers a thoughtful layout, plenty of living space, and a large lot in the desirable Taradale community.

**Main Floor:**

Step into a welcoming open foyer leading to a bright and airy living room, dining area, and kitchen. The main floor also features a convenient laundry room and a half bathroom.

**Upper Level:**

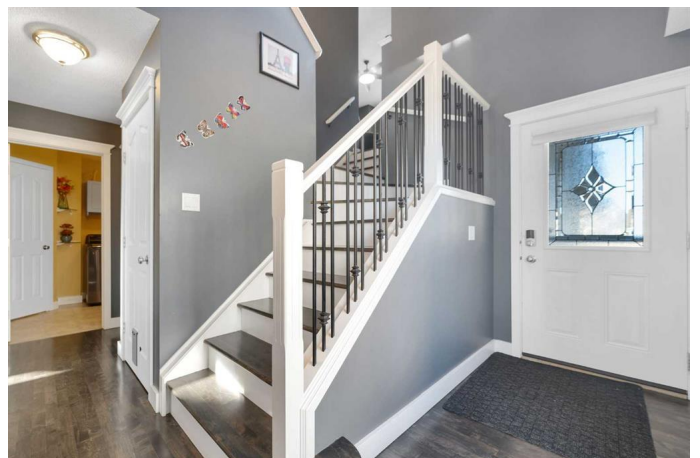
The upper level boasts three spacious bedrooms, including a primary bedroom with a private ensuite. A second full bathroom serves the other two bedrooms. The bonus room offers additional space for family gatherings or a home office.

**Basement (Illegal Suite):**

The basement includes a fully finished illegal suite with one bedroom, den, storage room, and kitchen, offering extra rental potential.  
Separate Entry.

**Lot & Parking:**

This home sits on a generous 5188 sq. ft. lot with rear access from the back alley. The property features a concrete pad for RV



parking and ample outdoor space.

**Location Highlights:**

Enjoy the convenience of being within walking distance of bus stops, schools, restaurants, daycare centers, and shopping plazas.

This is an ideal property for families or investors seeking a home with great potential in a prime location. Don't miss out on this incredible opportunity!

For more details or to book a viewing, contact us today.

Built in 2005

**Essential Information**

MLS® #	A2186870
Price	\$749,888
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,811
Acres	0.01
Year Built	2005
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

**Community Information**

Address	37 Taralea Circle Ne
Subdivision	Taradale
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3J5G8

**Amenities**

Parking Spaces	4
Parking	Double Garage Attached, 220 Volt Wiring, RV Access/Parking
# of Garages	2

### **Interior**

Interior Features	Kitchen Island, Open Floorplan, Pantry, Breakfast Bar
Appliances	Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Garage Control(s), Refrigerator, Washer, Window Coverings, Garburator
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	Storage
Lot Description	Back Lane, Landscaped, Pie Shaped Lot, Underground Sprinklers
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	January 12th, 2025
Days on Market	59
Zoning	R-G

### **Listing Details**

Listing Office	Real Broker
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