

# \$399,900 - 4901, 111 Tarawood Lane Ne, Calgary

MLS® #A2195223

**\$399,900**

3 Bedroom, 2.00 Bathroom, 1,159 sqft

Residential on 0.04 Acres

Taradale, Calgary, Alberta

**\*\*Steps from Saddletowne LRT Station!\*\***

Discover your dream home just a 4-minute walk from the LRT station, Genesis Centre, local schools, and Saddletowne Circle Plaza. With Chalo Freshco, banks, medical clinics, and countless other amenities at your doorstep, convenience is unmatched.

Welcome to this charming **\*\*3-bedroom, 1.5-bathroom corner-unit townhome\*\*** in the sought-after community of **\*\*Taradale\*\***. Offering **\*\*1,159+ square feet\*\*** of well-maintained living space, this home is ideal for families, professionals, and anyone seeking comfort and accessibility.

**\*\*Key Features:\*\***

**\*\*Bright & Spacious:\*\*** Open-concept layout with abundant natural light.

**\*\*Three Well-Sized Bedrooms:\*\*** Perfect for rest and relaxation.

**\*\*1.5 Bathrooms:\*\*** Includes a convenient main-floor powder room.

**\*\*Prime Location:\*\*** Walking distance to Saddletowne Shopping Centre, schools, parks, and essential services.

**\*\*Outdoor Enjoyment:\*\*** Common backyard spaceâ€”great for kids and summer evenings.

**\*\*End-Unit Privacy:\*\*** Only one shared wall for added peace and quiet.

**\*\*Assigned Parking:\*\*** Includes one dedicated parking stall.



**\*\*Move-In Ready:\*\*** Owner-occupied and meticulously maintained.

**\*\*No Pets & Smoking Home.\*\***

**\*\*Close to mail box and Road (extra parking)**

Plus, a beautiful park with a **\*\*large lake** is just a 10-minute walk away\*\*, making this home perfect for outdoor lovers!

This townhome isn't just a place to live—it's a place to **\*\*call home\*\***. With its unbeatable location, modern features, and excellent condition, it won't be on the market for long.

**\*\*Contact us today to book a viewing!\*\***

Built in 2007

### **Essential Information**

|                |               |
|----------------|---------------|
| MLS® #         | A2195223      |
| Price          | \$399,900     |
| Bedrooms       | 3             |
| Bathrooms      | 2.00          |
| Full Baths     | 1             |
| Half Baths     | 1             |
| Square Footage | 1,159         |
| Acres          | 0.04          |
| Year Built     | 2007          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 2 Storey      |
| Status         | Active        |

### **Community Information**

|             |                            |
|-------------|----------------------------|
| Address     | 4901, 111 Tarawood Lane Ne |
| Subdivision | Taradale                   |
| City        | Calgary                    |
| County      | Calgary                    |
| Province    | Alberta                    |
| Postal Code | T3J 0H1                    |

## Amenities

|                |                                                        |
|----------------|--------------------------------------------------------|
| Amenities      | Park, Playground, Snow Removal, Trash, Visitor Parking |
| Parking Spaces | 1                                                      |
| Parking        | Stall                                                  |

## Interior

|                   |                                                                    |
|-------------------|--------------------------------------------------------------------|
| Interior Features | Laminate Counters, No Animal Home, Pantry                          |
| Appliances        | Dishwasher, Electric Range, Range Hood, Refrigerator, Washer/Dryer |
| Heating           | Forced Air                                                         |
| Cooling           | None                                                               |
| Has Basement      | Yes                                                                |
| Basement          | Full, Unfinished                                                   |

## Exterior

|                   |                                 |
|-------------------|---------------------------------|
| Exterior Features | Other, Playground, Rain Gutters |
| Lot Description   | Corner Lot                      |
| Roof              | Asphalt Shingle                 |
| Construction      | Vinyl Siding, Wood Frame        |
| Foundation        | Poured Concrete                 |

## Additional Information

|                |                     |
|----------------|---------------------|
| Date Listed    | February 18th, 2025 |
| Days on Market | 23                  |
| Zoning         | M-1                 |

## Listing Details

|                |                                |
|----------------|--------------------------------|
| Listing Office | Executive Real Estate Services |
|----------------|--------------------------------|

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