

# \$650,000 - 12 Taralake Rise Ne, Calgary

MLS® #A2219470

## \$650,000

4 Bedroom, 4.00 Bathroom, 1,850 sqft

Residential on 0.07 Acres

Taradale, Calgary, Alberta

Rare, oversized home in the heart of Taradale!

This beautifully expanded and remodeled detached property offers over 1,850 sq ft above grade, making it one of the largest homes you'll find on a 3,250 sq ft lot. The thoughtful renovation includes a spacious extended family room on the main floor and an expanded primary bedroom with a walk-in closet upstairs—features rarely seen in the area. The fully finished basement adds even more value with a well-appointed illegal-suite, ideal for extended family or rental income. (Basement is subject to approval and permitting by the city/municipality) A gas-heated, double detached garage provides year-round convenience. Impeccably maintained, this home is a true one-of-a-kind opportunity—offering unmatched square footage and comfort at an incredible price point.

Built in 2006

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | A2219470  |
| Price          | \$650,000 |
| Bedrooms       | 4         |
| Bathrooms      | 4.00      |
| Full Baths     | 4         |
| Square Footage | 1,850     |
| Acres          | 0.07      |
| Year Built     | 2006      |



|          |             |
|----------|-------------|
| Type     | Residential |
| Sub-Type | Detached    |
| Style    | 2 Storey    |
| Status   | Active      |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 12 Taralake Rise Ne |
| Subdivision | Taradale            |
| City        | Calgary             |
| County      | Calgary             |
| Province    | Alberta             |
| Postal Code | T3J 0A4             |

### Amenities

|                |                        |
|----------------|------------------------|
| Parking Spaces | 3                      |
| Parking        | Double Garage Detached |
| # of Garages   | 2                      |

### Interior

|                   |                                                                                                                                                                       |
|-------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Bidet, Built-in Features, Ceiling Fan(s), Closet Organizers, Kitchen Island, Open Floorplan, Pantry, Recessed Lighting, Separate Entrance, Storage, Walk-In Closet(s) |
| Appliances        | Dishwasher, Electric Cooktop, Garage Control(s), Gas Cooktop, Microwave, Microwave Hood Fan, Refrigerator, Washer/Dryer, Washer/Dryer Stacked                         |
| Heating           | Baseboard, Central                                                                                                                                                    |
| Cooling           | None                                                                                                                                                                  |
| Has Basement      | Yes                                                                                                                                                                   |
| Basement          | Exterior Entry, Finished, Full, Suite, Walk-Out                                                                                                                       |

### Exterior

|                   |                                                                                       |
|-------------------|---------------------------------------------------------------------------------------|
| Exterior Features | BBQ gas line, Garden, Lighting, Private Entrance, Private Yard, Rain Gutters, Storage |
| Lot Description   | Back Lane, Back Yard, Garden, Lawn, Rectangular Lot                                   |
| Roof              | Asphalt Shingle                                                                       |
| Construction      | Manufactured Floor Joist, Mixed, Stone, Vinyl Siding, Wood Frame, Cement Fiber Board  |
| Foundation        | Poured Concrete                                                                       |

### Additional Information

|                |               |
|----------------|---------------|
| Date Listed    | May 9th, 2025 |
| Days on Market | 6             |
| Zoning         | R-G           |

**Listing Details**

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

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