

## 39 Taravista Mews NE Calgary, Alberta

**MLS # A2233419**


# \$579,900

<b>Division:</b>	Taradale		
<b>Type:</b>	Residential/House		
<b>Style:</b>	2 Storey		
<b>Size:</b>	1,410 sq.ft.	<b>Age:</b>	2000 (25 yrs old)
<b>Beds:</b>	4	<b>Baths:</b>	2 full / 1 half
<b>Garage:</b>	Additional Parking, Double Garage Detached, Garage Door Opener, Oversize		
<b>Lot Size:</b>	0.09 Acre		
<b>Lot Feat:</b>	Back Lane, Back Yard, City Lot, Cul-De-Sac, Landscaped, Lawn, Level		

<b>Heating:</b>	Forced Air, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Vinyl Plank	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Separate/Exterior Entry, Finished, Full, Suite	<b>LLD:</b>	-
<b>Exterior:</b>	Stucco	<b>Zoning:</b>	R-G
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Laminate Counters, No Animal Home, No Smoking Home		

**Inclusions:** N/A

Welcome to 39 Taravista Mews NE, a beautifully maintained home on a quiet cul-de-sac with a park right across the street, featuring a **huge pie-shaped lot**, **oversized double garage**, and a **one-bedroom illegal basement suite with side entry**. The main floor showcases **new flooring** and a bright, spacious living room with a bay window, while the kitchen offers a corner pantry, ample cabinet space, and access to a large deck—perfect for entertaining. Upstairs, the **vaulted master bedroom** includes a **unique loft space**, ideal as a retreat or home office, accompanied by two additional bedrooms and a 4-piece bath. The **fully finished basement** offers great rental potential with a large family room, full kitchen, and updated bathroom. With thoughtful design, ample space, and incredible location, this home is the perfect blend of comfort, functionality, and value.