

**1316, 1140 TARADALE Drive NE
Calgary, Alberta**

MLS # A2282056



\$270,000

Division:	Taradale		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	885 sq.ft.	Age:	2007 (19 yrs old)
Beds:	2	Baths:	2
Garage:	Stall		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard	Water:	-
Floors:	Carpet, Tile	Sewer:	-
Roof:	-	Condo Fee:	\$ 622
Basement:	-	LLD:	-
Exterior:	Stone, Vinyl Siding	Zoning:	M-2
Foundation:	-	Utilities:	-
Features:	Open Floorplan, See Remarks		

Inclusions: none

Welcome to the Stunning unit in Taradale. Third floor 2-bed, 2-bath condo with in unit laundry & a private balcony making it a perfect investment or starter home. Step inside the unit to a foyer with hall closet space. The open floor plan dining, kitchen and living room emphasize the size of the living space. The kitchen is finished with laminate countertops, a dual basin sink, black appliances, plenty of cabinet space and a raised breakfast bar with seating. The living room is bright and warm with natural light spilling in through the south facing sliding glass doors that lead to the private balcony. This unit has 2 generous sized bedrooms with added privacy as the living room separates them. The primary bedrooms has a walk-through closet with wire-shelving that leads to a 4pc ensuite with a tub/shower combo and storage under the sink. The 2nd bedroom is spacious with a double door closet for storage. In suite laundry is an added bonus; just beyond the foyer is a built-in washer/dryer set with space for storage. It also comes with 2 parking stalls! One underground titled stall and an above ground assigned stall. Located near parks, playgrounds, shopping and a community center; Don't miss this incredible opportunity.