



GRASSROOTS
REALTY GROUP

587-777-7276
yuri@grassrootsrealtygroup.ca

89 Taralake Manor NE
Calgary, Alberta

MLS # A2225643



\$759,900

Division:	Taradale		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,327 sq.ft.	Age:	2011 (14 yrs old)
Beds:	6	Baths:	4 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.08 Acre		
Lot Feat:	Back Yard, Rectangular Lot		

Heating:	Fireplace(s), Forced Air	Water:	-
Floors:	Carpet, Ceramic Tile, Hardwood	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Separate/Exterior Entry, Full, Suite	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	Kitchen Island, No Smoking Home, Separate Entrance		

Inclusions: N/A

HUGE PRICE REDUCTION. A rare opportunity to find a home that perfectly blends style design, location, and value. You're also just a short walk from groceries, restaurants, coffee shops, and all the everyday essential. With a functional floor plan, the main floor boasts two exceptional living room/family room areas, traditional dining room, and a well-kept kitchen. Upstairs is a massive master retreat with walk in closet and spa like en-suite, a bonus room, second master bedroom, 2 more generous sized bedrooms, laundry and a full bath. The illegal basement suite with 2 bedrooms, separate entrance, laundry and good size rec room. This home has it all. Schedule your showing today!