



**2501, 111 Tarawood Lane NE
Calgary, Alberta**

MLS # A2307528



\$329,900

Division:	Taradale		
Type:	Residential/Four Plex		
Style:	2 Storey		
Size:	1,135 sq.ft.	Age:	2004 (22 yrs old)
Beds:	2	Baths:	1 full / 1 half
Garage:	Stall		
Lot Size:	-		
Lot Feat:	Corner Lot, Landscaped, No Neighbours Behind		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile, Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 350
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding	Zoning:	M-1 d75
Foundation:	Poured Concrete	Utilities:	-
Features:	No Animal Home, No Smoking Home		

Inclusions: N/A

Welcome to this beautifully upgraded end-unit residence, offering breathtaking upper-floor mountain views and exceptional privacy. Showcasing modern designer colors throughout, this spacious home features a bright, open-concept great room enhanced by rich espresso laminate flooring—perfect for both everyday living and stylish entertaining. A convenient powder room and thoughtfully designed layout add to the home’s functionality. The contemporary kitchen is sure to impress, complete with a pantry, tiled flooring, upgraded backsplash, and sleek newer appliances, including a dishwasher, electric range, and microwave. A garden door leads to your sun-soaked west-facing deck with a privacy wall—an ideal outdoor retreat for relaxing evenings or hosting guests. Upstairs, you’ll find two generously sized bedrooms, with newer carpet throughout the upper level and stairway, adding warmth and comfort. The spacious second bedroom features double closets, offering excellent storage and flexibility—perfect for families or shared living. The fully developed lower level extends your living space with a large recreation room, dedicated laundry area, and abundant storage options. Enjoy the rare advantage of having only one adjoining neighbor and no rear neighbors, offering enhanced tranquility and seclusion. Additional highlights include five included appliances, nearby visitor parking, and an unbeatable location just steps from shopping, schools, parks, pathways, public transit, and everyday amenities. This exceptional home seamlessly blends comfort, style, and convenience—an incredible opportunity you won’t want to miss!