

# \$520,000 - 236 Taradale Close Ne, Calgary

MLS® #A2209548

**\$520,000**

4 Bedroom, 2.00 Bathroom, 1,048 sqft

Residential on 0.07 Acres

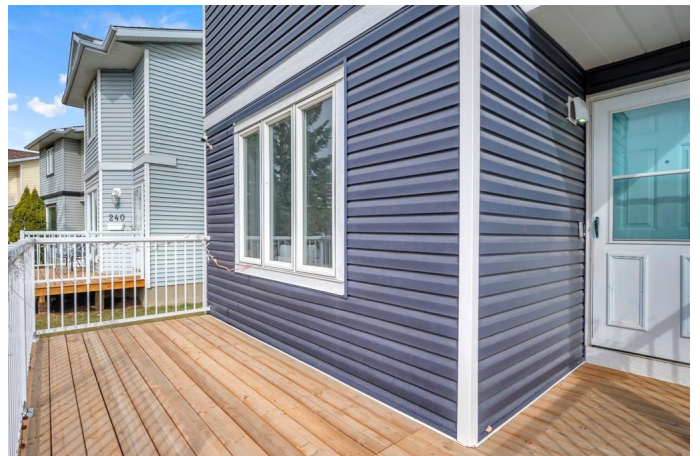
Taradale, Calgary, Alberta

Welcome to this beautifully renovated and well-maintained 2-storey detached home located in the vibrant and family-friendly community of Taradale. This inviting property offers a total of 4 bedrooms and 2 full bathrooms, making it a perfect choice for growing families or investors seeking a move-in-ready home with income potential.

Inside, you'll find a bright and open main floor featuring a spacious living and dining area, complemented by new flooring and fresh paint completed in 2023. The kitchen is both stylish and functional, with granite countertops, plenty of cabinetry, and a layout ideal for everyday cooking and entertaining. Upstairs includes three well-sized bedrooms and a renovated 4-piece bathroom, providing comfortable space for the entire family.

The fully finished basement has a separate side entrance and offers an illegal suite complete with a living area, second kitchen, one bedroom, and a private 4-piece ensuite bathroom—a great option for multi-generational living or rental income.

Outside, enjoy the charming front porch, a large backyard deck, and a fully fenced yard with ample room to add a double garage. This home sits on a generous lot with space to expand while already offering fantastic outdoor living.



Major updates completed in 2021 include new siding, a new roof with extra hail protection, new windows and patio doors, and new fencing. More recent upgrades in 2023 include new flooring, a fully renovated bathroom, fresh paint, and the complete removal of Poly B plumbing—giving you long-term peace of mind.

Conveniently located near schools, parks, public transit, and shopping, this home blends smart updates with outstanding potential in one of Calgary’s most sought-after neighborhoods. Don’t miss your opportunity to make this Taradale gem your own!

Built in 1990

**Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2209548    |
| Price          | \$520,000   |
| Bedrooms       | 4           |
| Bathrooms      | 2.00        |
| Full Baths     | 2           |
| Square Footage | 1,048       |
| Acres          | 0.07        |
| Year Built     | 1990        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

**Community Information**

|             |                       |
|-------------|-----------------------|
| Address     | 236 Taradale Close Ne |
| Subdivision | Taradale              |
| City        | Calgary               |
| County      | Calgary               |
| Province    | Alberta               |
| Postal Code | T3J 3E6               |

## Amenities

|                |            |
|----------------|------------|
| Parking Spaces | 1          |
| Parking        | Off Street |

## Interior

|                   |                                                                                                         |
|-------------------|---------------------------------------------------------------------------------------------------------|
| Interior Features | Granite Counters, No Animal Home, No Smoking Home, Separate Entrance                                    |
| Appliances        | Dishwasher, Microwave, Range Hood, Refrigerator, Window Coverings, Electric Range, Washer/Dryer Stacked |
| Heating           | Forced Air                                                                                              |
| Cooling           | None                                                                                                    |
| Has Basement      | Yes                                                                                                     |
| Basement          | Finished, Full, Suite, Exterior Entry                                                                   |

## Exterior

|                   |                                  |
|-------------------|----------------------------------|
| Exterior Features | Private Yard                     |
| Lot Description   | Back Lane, Back Yard, Front Yard |
| Roof              | Asphalt Shingle                  |
| Construction      | Vinyl Siding                     |
| Foundation        | Poured Concrete                  |

## Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | April 8th, 2025 |
| Days on Market | 22              |
| Zoning         | R-G             |

## Listing Details

|                |                                  |
|----------------|----------------------------------|
| Listing Office | Coldwell Banker Mountain Central |
|----------------|----------------------------------|

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.