

4901, 111 Tarawood Lane NE  
Calgary, Alberta

MLS # A2208632



# \$380,000

<b>Heating:</b>	Forced Air	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Vinyl Plank	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	\$ 310
<b>Basement:</b>	Full, Unfinished	<b>LLD:</b>	-
<b>Exterior:</b>	Concrete, Post & Beam, Vinyl Siding, Wood Frame	<b>Zoning:</b>	M-1
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	No Animal Home, No Smoking Home, Open Floorplan, Walk-In Closet(s)		

<b>Inclusions:</b>	none
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**\*\*Steps from Saddle Towne LRT Station!\*\*** Discover your dream home just a 4-minute walk from the LRT station, Genesis Centre, local schools, and Saddle Towne Circle Plaza. With Chalo Freshco, banks, medical clinics, and countless other amenities at your doorstep, convenience is unmatched. Welcome to this charming **\*\*3-bedroom, 1.5-bathroom corner-unit townhome\*\*** in the sought-after community of **\*\*Taradale\*\***. Offering **\*\*1,159+ square feet\*\*** of well-maintained living space, this home is ideal for families, professionals, and anyone seeking comfort and accessibility. **\*\*Key Features:\*\*** **\*\*Bright & Spacious:\*\*** Open-concept layout with abundant natural light. **\*\*Three Well-Sized Bedrooms:\*\*** Perfect for rest and relaxation. **\*\*1.5 Bathrooms:\*\*** Includes a convenient main-floor powder room. **\*\*Prime Location:\*\*** Walking distance to Saddle Towne Shopping Centre, schools, parks, and essential services. **\*\*Outdoor Enjoyment:\*\*** Common backyard space—great for kids and summer evenings. **\*\*End-Unit Privacy:\*\*** Only one shared wall for added peace and quiet. **\*\*Assigned Parking:\*\*** Includes one dedicated parking stall. **\*\*Move-In Ready:\*\*** Owner-occupied and meticulously maintained. **\*\*No Pets & Smoking Home.\*\*** **\*\*Close to mail box and Road (extra parking)** Plus, a beautiful park with a **\*\*large lake** is just a 10-minute walk away, making this home perfect for outdoor lovers! This townhome isn't just a place to live—it's a place to **\*\*call home\*\***. With its unbeatable location, modern features, and excellent condition, it won't be on the market for long. **\*\*Contact us today to book a viewing!\*\***