

# \$669,000 - 99 Taravista Street Ne, Calgary

MLS® #A2205359

**\$669,000**

4 Bedroom, 4.00 Bathroom, 1,669 sqft  
Residential on 0.08 Acres

Taradale, Calgary, Alberta

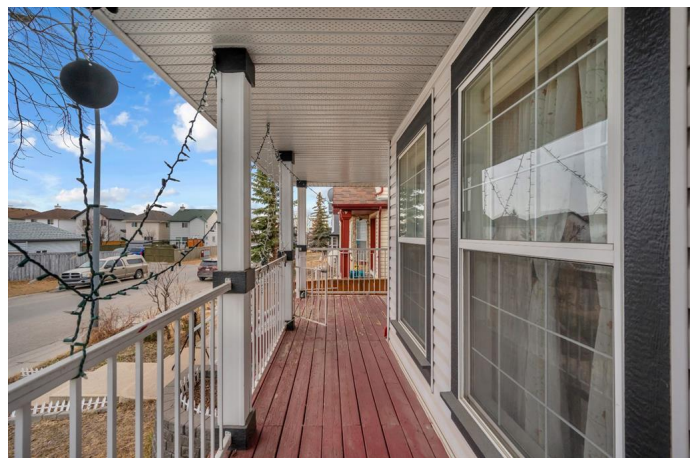
Spacious 4-Bedroom Home with Modern Upgrades – Ideal for First-Time Buyers or Investors

Nestled on a quiet street with a desirable west-facing backyard, this beautifully maintained home offers both comfort and convenience—just minutes from public transportation and local amenities.

Boasting 4 spacious bedrooms and 3.5 bathrooms, this home includes a primary suite complete with closet and a private ensuite added in 2020. The open-concept main floor is designed for both everyday living and entertaining, featuring a bright living room, a modern kitchen with stainless steel appliances, a large island with raised breakfast bar, and a formal dining area.

The fully finished basement extends your living space with a generous family/rec room, a fourth bedroom, a full bathroom, and a functional utility room—perfect for guests, a home office, or extended family.

Outside, the fully fenced backyard features a large poured concrete patio, ideal for outdoor entertaining or quiet evenings at home. This property also includes a double detached garage and convenient alley access with green space at the rear, offering both privacy and added functionality.



## Recent Upgrades & Features Include:

Outdoor Shed (2017)  
Primary Ensuite Addition (2020)  
Detached Garage with Additional Shed (2020)  
Cemented Exterior Stairs (2020)  
Landscaped Garden (2020)  
New Hot Water Tank  
New Furnace (2021)  
Central Air Conditioning (2022)  
New Blinds Throughout (2024)  
Laminate Basement Flooring (2021)  
New Washer & Dryer (2019)  
Electric Cooktop Stove (2019)

This move-in ready home is a rare find offering excellent value, thoughtful upgrades, and a location that balances tranquility with accessibility. Don't miss the opportunity to make it yours!

Built in 2001

### Essential Information

MLS® #	A2205359
Price	\$669,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,669
Acres	0.08
Year Built	2001
Type	Residential
Sub-Type	Detached
Style	2 Storey

Status Active

### Community Information

Address 99 Taravista Street Ne  
Subdivision Taradale  
City Calgary  
County Calgary  
Province Alberta  
Postal Code T3J4S3

### Amenities

Parking Spaces 2  
Parking Double Garage Detached  
# of Garages 2

### Interior

Interior Features High Ceilings, No Animal Home, Pantry, Walk-In Closet(s), Breakfast Bar, Smart Home  
Appliances Central Air Conditioner, Dishwasher, Electric Stove, Microwave, Refrigerator, Washer/Dryer, Electric Range, Garage Control(s)  
Heating Central  
Cooling Central Air  
Has Basement Yes  
Basement Finished, Full

### Exterior

Exterior Features Balcony, Garden, Private Yard, Courtyard  
Lot Description Landscaped, Backs on to Park/Green Space, No Neighbours Behind  
Roof Asphalt Shingle  
Construction Concrete, Vinyl Siding  
Foundation Poured Concrete

### Additional Information

Date Listed April 19th, 2025  
Days on Market 5  
Zoning R-G

### Listing Details

Listing Office Diamond Realty & Associates LTD.

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