

# \$565,000 - 444 Taradale Drive Ne, Calgary

MLS® #A2204411

## \$565,000

5 Bedroom, 2.00 Bathroom, 964 sqft

Residential on 0.08 Acres

Taradale, Calgary, Alberta

This fully finished 4-level split home in the heart of Taradale offers a fantastic opportunity to own a spacious property in a great location. It's within walking distance to schools and directly across from a pond and playground. The upper level features a Master Bedroom with a 4-piece en-suite bathroom and a walk-in closet, along with a second good-sized bedroom. The main floor boasts soaring vaulted ceilings, a large window overlooking the front yard, and a bright, expansive living room perfect for entertaining. The open-concept kitchen offers ample counter space, a corner pantry, a breakfast bar with dual sinks, and is open to both the dining and living rooms. Sliding doors from the dining room lead to a large, private backyard with a kids' playcenter, including swings and a slide, as well as a fenced-in dog run. The oversized double garage provides extra storage and plenty of space for working on vehicles. The third level includes a family room, a third bedroom, and a full 4-piece bathroom, while the fourth level offers a laundry room, an additional bedroom or office space, a cold storage room with an included freezer, and the attachments for the built-in Vacuflo system. Additional upgrades include a new roof with 50-year shingles, a new dishwasher, a high-efficiency furnace, and dual hot water tanks, with the main one being brand new. This home combines comfort, convenience, and plenty of space, making it an excellent choice for families.



Built in 2000

## Essential Information

MLS® #	A2204411
Price	\$565,000
Bedrooms	5
Bathrooms	2.00
Full Baths	2
Square Footage	964
Acres	0.08
Year Built	2000
Type	Residential
Sub-Type	Detached
Style	4 Level Split
Status	Active

## Community Information

Address	444 Taradale Drive Ne
Subdivision	Taradale
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3J 4K1

## Amenities

Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

## Interior

Interior Features	High Ceilings, No Animal Home, No Smoking Home, Pantry
Appliances	Dishwasher, Electric Stove, Range Hood, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Playground
Lot Description	Back Lane, Back Yard, Interior Lot, Rectangular Lot
Roof	Asphalt Shingle
Construction	Concrete, Vinyl Siding
Foundation	Poured Concrete

### **Additional Information**

Date Listed	March 26th, 2025
Days on Market	129
Zoning	R-G

### **Listing Details**

Listing Office	Royal LePage METRO
----------------	--------------------

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.