

# \$619,900 - 92 Tarington Way Ne, Calgary

MLS® #A2227460

**\$619,900**

3 Bedroom, 4.00 Bathroom, 1,421 sqft

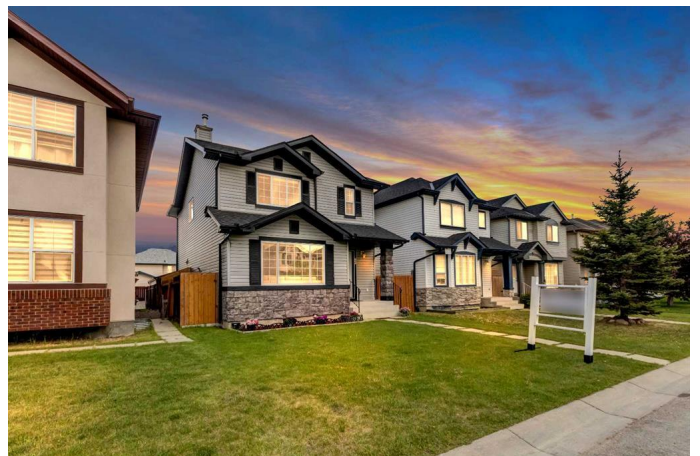
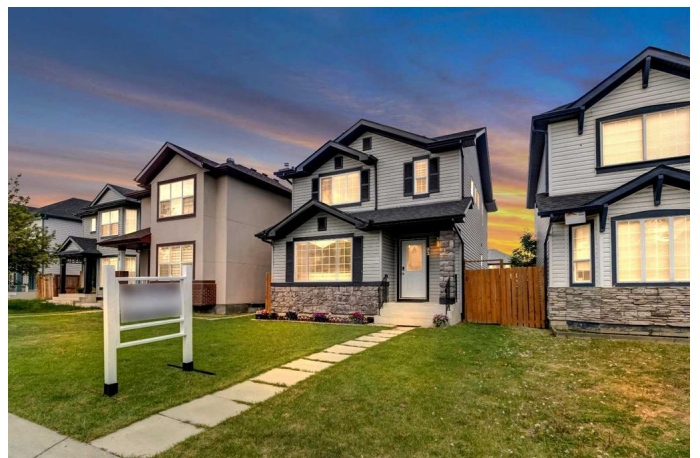
Residential on 0.08 Acres

Taradale, Calgary, Alberta

| 1400+ SQFT | Brand New Appliances | 3 Bedrooms | Finished Basement | Oversized 24x24 Insulated Garage | Built-in Gas Fireplace | Central A/C | Oversized Deck | Storage Shed | Traditional Lot |

Welcome to 92 Tarington Way NE, a beautifully maintained 2-storey home in the heart of Taradale. Offering over 1,400 sqft of functional living space above grade and a fully finished basement, this home is perfect for families, first-time buyers, or investors. The main floor welcomes you with a bright, open layout featuring a cozy built-in gas fireplace and a modern kitchen equipped with brand new stainless steel appliances for the next homeowner. Upstairs, you'll find three generously sized bedrooms and a full bath, providing plenty of space for comfort and privacy. The finished basement adds versatile living space—ideal for a rec room, home office, or gym setup.

Enjoy outdoor living with an oversized 24' x 24' insulated garage, a massive deck for entertaining, and a private backyard complete with a convenient storage shed—all on a traditional lot. Central air conditioning ensures comfort all summer long. Located on a quiet, family-friendly street with easy access to parks, schools, shopping, public transit, and major roadways, this home offers unbeatable value and functionality. Don't miss your chance to own this fantastic



property”schedule your private showing today!

Built in 2003

Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2227460    |
| Price          | \$619,900   |
| Bedrooms       | 3           |
| Bathrooms      | 4.00        |
| Full Baths     | 3           |
| Half Baths     | 1           |
| Square Footage | 1,421       |
| Acres          | 0.08        |
| Year Built     | 2003        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

Community Information

|             |                     |
|-------------|---------------------|
| Address     | 92 Tarington Way Ne |
| Subdivision | Taradale            |
| City        | Calgary             |
| County      | Calgary             |
| Province    | Alberta             |
| Postal Code | T3J4V9              |

Amenities

|                |                                    |
|----------------|------------------------------------|
| Parking Spaces | 3                                  |
| Parking        | Double Garage Detached, Off Street |
| # of Garages   | 3                                  |

Interior

|                   |                                                                                                     |
|-------------------|-----------------------------------------------------------------------------------------------------|
| Interior Features | See Remarks                                                                                         |
| Appliances        | Central Air Conditioner, Dishwasher, Dryer, Electric Range, Garage Control(s), Refrigerator, Washer |
| Heating           | Forced Air, Natural Gas                                                                             |
| Cooling           | Central Air                                                                                         |

|                 |                |
|-----------------|----------------|
| Fireplace       | Yes            |
| # of Fireplaces | 1              |
| Fireplaces      | Gas            |
| Has Basement    | Yes            |
| Basement        | Finished, Full |

## Exterior

|                   |                                                                         |
|-------------------|-------------------------------------------------------------------------|
| Exterior Features | Private Yard, Storage                                                   |
| Lot Description   | Back Lane, Front Yard, Lawn, Low Maintenance Landscape, Street Lighting |
| Roof              | Asphalt Shingle                                                         |
| Construction      | Vinyl Siding, Wood Frame                                                |
| Foundation        | Poured Concrete                                                         |

## Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | June 5th, 2025 |
| Days on Market | 10             |
| Zoning         | R-G            |

## Listing Details

|                |                 |
|----------------|-----------------|
| Listing Office | URBAN-REALTY.ca |
|----------------|-----------------|

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