

# \$349,900 - 2701, 111 Tarawood Lane Ne, Calgary

MLS® #A2257831

**\$349,900**

3 Bedroom, 3.00 Bathroom, 1,143 sqft

Residential on 0.05 Acres

Taradale, Calgary, Alberta

This move-in-ready END-UNIT townhouse offers 1,142 sqft over the 2 top levels and is completely loaded with upgrades, style, and premium conveniences - an opportunity you will not want to miss! Parking is easy with one stall right out front and extra visitor parking directly across the street. The main floor dazzles with 9' ceilings, laminate flooring, a spacious half bathroom, a kitchen that features a brand-new stainless steel oven (2025), stainless steel dishwasher (2019), modern backsplash, and breakfast bar, plus a flexible dining room/office space overlooking the backyard with its private patio. The living room bathes in natural light and includes a TV hook-up through the wall. Upstairs, you will find 3 bedrooms, 2 full bathrooms, 3 brand new interior doors, fresh luxury vinyl plank (LVP) flooring, and a handy linen closet. The primary bedroom features an ensuite bathroom with shower and brand-new lighting, plus a walk-in closet, while the other full bathroom features a tub/shower combo and brand-new lighting. Downstairs, the undeveloped basement is framed for a bedroom and roughed in for a bathroom - a perfect canvas for your creative ideas or future expansion. Add in brand new paint throughout, a never-used hot water tank, and very reasonable maintenance fees of just \$310/month (PET FRIENDLY BUILDING!), and you've got a home that truly checks all the boxes! Nestled in the desirable Taradale neighbourhood, with excellent



schools like Taradale Elementary and Ted Harrison Middle, parks, playgrounds, retail, transit all nearby, and best of all, the Genesis Centre just steps away, offering huge value: 2 indoor field houses, outdoor natural & artificial turf fields, full-size and community gymnasiums, event & meeting rooms, a community kitchen, drop-in and programmed sports and wellness classes, a branch of the Calgary Public Library, YMCA, and more. All amenities right at your doorstep - this townhouse combines convenience, style, and potential in one irresistible package!

Built in 2006

### **Essential Information**

MLS® #	A2257831
Price	\$349,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,143
Acres	0.05
Year Built	2006
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

### **Community Information**

Address	2701, 111 Tarawood Lane Ne
Subdivision	Taradale
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3J0B9

### **Amenities**

Amenities	Park, Parking, Playground, Snow Removal, Trash, Visitor Parking
Parking Spaces	1
Parking	Front Drive, Guest, Off Street, Outside, Parking Pad

## Interior

Interior Features	Bathroom Rough-in, Breakfast Bar, Closet Organizers, High Ceilings, Open Floorplan, Storage, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Stove, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
# of Stories	2
Has Basement	Yes
Basement	Full, Unfinished

## Exterior

Exterior Features	Other, Private Entrance
Lot Description	Back Yard, Landscaped, Views
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	September 18th, 2025
Zoning	M-1 d75

## Listing Details

Listing Office	RE/MAX First
----------------	--------------

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.