



GRASSROOTS
REALTY GROUP

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39 Taravista Mews NE Calgary, Alberta

MLS # A2233419



\$579,900

Division:	Taradale		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,410 sq.ft.	Age:	2000 (25 yrs old)
Beds:	4	Baths:	2 full / 1 half
Garage:	Additional Parking, Double Garage Detached, Garage Door Opener, Oversize		
Lot Size:	0.09 Acre		
Lot Feat:	Back Lane, Back Yard, City Lot, Cul-De-Sac, Landscaped, Lawn, Level		

Heating:	Forced Air, Natural Gas
Floors:	Carpet, Vinyl Plank
Roof:	Asphalt Shingle
Basement:	Separate/Exterior Entry, Finished, Full, Suite
Exterior:	Stucco
Foundation:	Poured Concrete
Features:	Laminate Counters, No Animal Home, No Smoking Home

Water: -

Sewer: -

Condo Fee: -

LLD: -

Zoning: R-G

Utilities: -

Inclusions: N/A

Welcome to 39 Taravista Mews NE, a beautifully maintained home on a quiet cul-de-sac with a park right across the street, featuring a **huge pie-shaped lot**, **oversized double garage**, and a **one-bedroom illegal basement suite with side entry**. The main floor showcases **new flooring** and a bright, spacious living room with a bay window, while the kitchen offers a corner pantry, ample cabinet space, and access to a large deck—perfect for entertaining. Upstairs, the **vaulted master bedroom** includes a **unique loft space**, ideal as a retreat or home office, accompanied by two additional bedrooms and a 4-piece bath. The **fully finished basement** offers great rental potential with a large family room, full kitchen, and updated bathroom. With thoughtful design, ample space, and incredible location, this home is the perfect blend of comfort, functionality, and value.