

# \$299,900 - 2303, 333 Taravista Drive Ne, Calgary

MLS® #A2241441

**\$299,900**

2 Bedroom, 1.00 Bathroom, 788 sqft

Residential on 0.00 Acres

Taradale, Calgary, Alberta

INVESTORS OR FIRST TIME

HOME-BUYERS ALERT | 2 BEDS & 1 BATHS

| CORNER UNIT | PARKING STALL |

FURNITURE INCLUDED | Presenting an

exceptional opportunity for both savvy investors and first-time homebuyers seeking an affordable yet strategic entry into the real estate market. This unit offers remarkable value without compromise—whether you're looking to grow your investment portfolio or establish roots in a vibrant, family-friendly community. Welcome to this one-of-a-kind corner unit, ideally situated in the heart of Taradale, one of the most family-friendly and amenity-rich communities of Taradale. This stunning 2-bedroom, 1-bathroom unit features a bright and open-concept layout, perfect for comfortable living and effortless entertaining. The well-appointed kitchen offers ample cabinetry and seamlessly flows into the adjacent dining area, creating a functional space for everyday meals and gatherings. Just beyond the dining area, the spacious living room is bathed in natural light, providing a warm and inviting atmosphere, ideal for relaxing evenings or hosting larger family get-togethers. The unit offers two generously sized bedrooms, including a comfortable primary bedroom with easy access to the well-appointed family bathroom—perfect for everyday convenience and privacy. Step outside to your private balcony, an ideal space to soak up the sun, enjoy your morning coffee or unwind after a long day while taking in the



fresh air and outdoor ambiance. Not to be overlooked, this unit also includes an assigned parking stall to meet your everyday parking needs, along with a dedicated storage locker for added convenience and organization. This is truly a fantastic opportunity—whether you're a first-time homebuyer, investor, or simply looking for exceptional value in a thriving community. Easy to show—book your private viewing today!

Built in 2008

**Essential Information**

|                |                   |
|----------------|-------------------|
| MLS® #         | A2241441          |
| Price          | \$299,900         |
| Bedrooms       | 2                 |
| Bathrooms      | 1.00              |
| Full Baths     | 1                 |
| Square Footage | 788               |
| Acres          | 0.00              |
| Year Built     | 2008              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |

**Community Information**

|             |                              |
|-------------|------------------------------|
| Address     | 2303, 333 Taravista Drive Ne |
| Subdivision | Taradale                     |
| City        | Calgary                      |
| County      | Calgary                      |
| Province    | Alberta                      |
| Postal Code | T3J 0H4                      |

**Amenities**

|                |                                       |
|----------------|---------------------------------------|
| Amenities      | Elevator(s), Storage, Visitor Parking |
| Parking Spaces | 1                                     |
| Parking        | Stall                                 |

## Interior

|                   |                                                                                              |
|-------------------|----------------------------------------------------------------------------------------------|
| Interior Features | No Animal Home, No Smoking Home                                                              |
| Appliances        | Dishwasher, Electric Stove, Range Hood, Refrigerator, Washer/Dryer Stacked, Window Coverings |
| Heating           | Baseboard                                                                                    |
| Cooling           | None                                                                                         |
| # of Stories      | 4                                                                                            |

## Exterior

|                   |                     |
|-------------------|---------------------|
| Exterior Features | Balcony, Playground |
| Construction      | Vinyl Siding        |

## Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | July 22nd, 2025 |
| Days on Market | 10              |
| Zoning         | M-2 d86         |

## Listing Details

|                |            |
|----------------|------------|
| Listing Office | Prep Ultra |
|----------------|------------|

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® 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.