# \$425,000 - 705 Tavender Road Nw, Calgary

MLS® #A2210830

## \$425,000

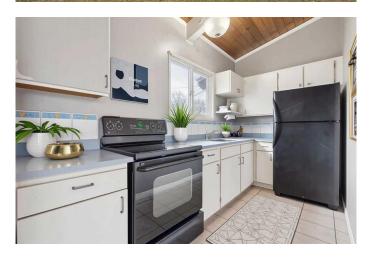
2 Bedroom, 1.00 Bathroom, 525 sqft Residential on 0.09 Acres

Thorncliffe, Calgary, Alberta

\*\*Open House this Saturday, April 19th from 11:30AM to 3:30PM\*\* WELCOME TO 705 TAVENDER ROAD NW â€" A PRIME OPPORTUNITY FOR THE RIGHT BUYER TO BUILD IMMEDIATE EQUITY. This charming bi-level is located on a quiet street in the established community of Thorncliffe and offers an ideal setup for investors, renovators, or first-time buyers looking to put their own stamp on a home. With NO CONDO FEES and a generous lot that BACKS ONTO GREEN SPACE, this is a rare find at this price point. Inside, the layout features hardwood and tile flooring on the main, a vaulted kitchen ceiling with loads of potential, and a fully finished basement with two good-sized bedrooms. The PRIVATE BACKYARD offers excellent space to relax, garden, or eventually customize to your liking. What truly sets this home apart is the OVERSIZED DOUBLE GARAGE â€" nearly 24' x 20', fully insulated, drywalled, powered with 220V, and heated with an efficient electric heater. Whether you're a hobbyist, car enthusiast, or need serious workspace, this garage is a standout feature. All of this in a location just minutes from schools, shopping, and major routes â€" a smart buy in today's market.







Built in 1972

#### **Essential Information**

MLS® # A2210830

Price \$425,000

Bedrooms 2

Bathrooms 1.00

Full Baths 1

Square Footage 525

Acres 0.09

Year Built 1972

Type Residential

Sub-Type Semi Detached

Style Side by Side, Bi-Level

Status Active

# **Community Information**

Address 705 Tavender Road Nw

Subdivision Thorncliffe

City Calgary

County Calgary

Province Alberta

Postal Code T2K 3M5

#### **Amenities**

Parking Spaces 2

Parking Double Garage Detached, Heated Driveway, Insulated, Oversized

# of Garages 2

#### Interior

Interior Features Built-in Features, Laminate Counters, Separate Entrance, Storage

Appliances Dryer, Electric Range, Refrigerator, Washer

Heating Forced Air

Cooling None

Has Basement Yes

Basement Full, Partially Finished

#### **Exterior**

Exterior Features Private Entrance, Private Yard

Lot Description Back Yard, Lawn Roof Asphalt Shingle

Construction Metal Siding, Wood Frame

Foundation Poured Concrete

## **Additional Information**

Date Listed April 17th, 2025

Days on Market 4

Zoning R-CG

# **Listing Details**

Listing Office RE/MAX iRealty Innovations

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