



GRASSROOTS
REALTY GROUP

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28 Saddlecrest Manor NE
Calgary, Alberta

MLS # A2229096



\$950,000

Division:	Saddle Ridge		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,850 sq.ft.	Age:	2024 (1 yrs old)
Beds:	4	Baths:	3
Garage:	Double Garage Attached		
Lot Size:	0.10 Acre		
Lot Feat:	City Lot		

Heating:	Central	Water:	-
Floors:	Carpet, Tile, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	See Remarks	LLD:	-
Exterior:	Vinyl Siding	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	Kitchen Island, Pantry, Storage, Walk-In Closet(s)		

Inclusions: none

BRAND NEW LUXURY HOME | 2 MASTER BEDROOMS | 3 FULL BATHROOMS UPSTAIRS + MAIN FLOOR FULL BATH | SPICE KITCHEN | OFFICE | OPEN-TO-BELOW DESIGN | CUSTOMIZABLE FINISHES | ELECTRIC FIREPLACE | PRIME LOCATION

Welcome to this beautifully crafted brand new home, offering the perfect blend of modern elegance and functional design. Featuring TWO MASTER BEDROOMS, each with its own private ensuite, plus TWO ADDITIONAL BEDROOMS and a THIRD FULL BATHROOM upstairs, this home is ideal for large or multi-generational families. The main floor features a FULL BATHROOM, a dedicated OFFICE/DEN, a formal living room, and a bright family room with a sleek ELECTRIC FIREPLACE—ideal for both relaxation and entertaining. The chef-inspired kitchen is equipped with QUARTZ COUNTERTOPS, ceiling-height cabinets, and a convenient SPICE KITCHEN for added culinary flexibility. The striking open-to-below design fills the home with natural light and elegance. ? Buyers can personalize the home with their choice of carpet, luxury vinyl plank flooring, wall paint, cabinets, and backsplash—offering a unique opportunity to make this home truly your own. ?? Located close to all major amenities, including schools, shopping, the Genesis Centre, transit options, airport, and highway access, this home offers unmatched convenience and connectivity. "Please note: Photos are for illustrative purposes only and reflect potential finish options. Final selections can be customized to suit the buyer's taste and preferences." Don't miss your chance to own this stunning, customizable home in a vibrant and well-connected community.