



GRASSROOTS
REALTY GROUP

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43 Saddlecreek Crescent NE
Calgary, Alberta

MLS # A2263375



\$854,999

Division:	Saddle Ridge		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,414 sq.ft.	Age:	2016 (9 yrs old)
Beds:	6	Baths:	5
Garage:	Double Garage Attached		
Lot Size:	0.10 Acre		
Lot Feat:	Other		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Tile, Vinyl	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Concrete, Vinyl Siding	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	Granite Counters, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Walk-In Closet(s)		

Inclusions: N/A

This stunning 6-bedroom, 5-bathroom home in Saddle Ridge offers luxury, space, and income potential all in one. Featuring two master bedrooms upstairs, a main-floor den with a full bath, and a 2-bedroom legal basement suite, it's ideal for large families or smart investors. The upgraded kitchen boasts granite countertops, stainless-steel appliances, and a built-in microwave, complemented by modern pot lights and a gas fireplace in the living area. Enjoy outdoor living on the wide deck with no house at the back, plus an extended fully-concrete driveway, central A/C, and central vacuum for comfort and convenience. Located steps from Gobind Sarvar Gurughar and school, Saddletowne LRT, parks, and top-rated schools like Manmeet Bhullar and Saddleridge School, this home truly combines style, functionality, and a prime location — the perfect choice for families and investors alike.