



GRASSROOTS
REALTY GROUP

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1207, 681 Savanna Boulevard NE
Calgary, Alberta

MLS # A2304695



\$374,900

Division:	Saddle Ridge		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	851 sq.ft.	Age:	2024 (2 yrs old)
Beds:	2	Baths:	2
Garage:	Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard	Water:	-
Floors:	Ceramic Tile, Vinyl	Sewer:	-
Roof:	-	Condo Fee:	\$ 297
Basement:	-	LLD:	-
Exterior:	Concrete, Vinyl Siding, Wood Frame	Zoning:	M-X2 d111
Foundation:	-	Utilities:	-
Features:	Breakfast Bar		

Inclusions: N/A

Welcome to this bright and well-maintained 2-bedroom, 2-bathroom apartment, offering the perfect blend of comfort and convenience. It comes with one underground parking space, with no snow-removal hassle in the winter. Enjoy a functional layout ideal for families, downsizers, or investors. Located steps from a vibrant commercial strip plaza, you'll have shops, restaurants, and everyday essentials right at your doorstep. Public transit is within walking distance, making commuting simple, while nearby parks and schools add to the appeal for families and outdoor lovers alike. A fantastic opportunity to own a centrally located home that combines accessibility, lifestyle, and value.