



**51 Saddlecrest Gardens NE
Calgary, Alberta**

MLS # A2120519

\$769,000



Division:	Saddle Ridge		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,348 sq.ft.	Age:	2006 (18 yrs old)
Beds:	6	Baths:	3 full / 1 half
Garage:	Double Garage Attached, Off Street		
Lot Size:	0.09 Acre		
Lot Feat:	Back Yard, Landscaped, Private, Rectangular Lot		

Heating: High Efficiency, Fireplace(s), Natural Gas

Floors: Carpet, Laminate, Linoleum

Roof: Asphalt Shingle

Basement: Separate/Exterior Entry, Finished, Full

Exterior: Stucco, Wood Frame

Foundation: Poured Concrete

Features: Kitchen Island, Laminate Counters, No Animal Home, No Smoking Home, Pantry, Soaking Tub, Tankless Hot Water, Vinyl Windows, Walk-In Closet(s), Wood Counters

Inclusions: None

Water: -

Sewer: -

Condo Fee: -

LLD: -

Zoning: R-1N

Utilities: -

Welcome to this beautiful Custom Built Attached Double Car Garage Home built in 2006 with total of 6 bedrooms and 3 Full & 1 half bathroom with over 3200 Living-space, fully finished Basement with Separate Exterior Entry. Located in a very well sought community of Saddle ridge. Upon entering the house you will see a good sized Living room and a formal dining room. A nice feature of having Office/Den on the main floor which can be used as a bedroom for elderly parent who doesn't want to climb the stairs frequently. Further down you will see a spacious family room and kitchen with breakfast nook. Laundry room on the main floor is in the 2 piece bathroom. Upstairs you will be greeted by The master bedroom offers a 4-piece en-suite. The Bonus Room on the second floor is a great feature for the kids to play. 3 more good sized bedrooms and a 4pc bathroom completes the second floor. The fully developed basement comes with 2 bedrooms, kitchen, a living room and 4-piece bathroom. There is a good sized storage room in the basement. Fully fenced backyard with concrete pad to enjoy the barbecue in summer time and to entertain small gathering of family & friends. Stucco exterior was done 4 years ago and the Roof is only couple of year old. Just installed Tank less Hot water system. Close to parks, schools, C-Train station, public transportation, and other amenities. A must see house. Book your showings with your favorite Realtor today !!