



GRASSROOTS
REALTY GROUP

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2304, 681 Savanna Boulevard NE
Calgary, Alberta

MLS # A2143175



\$387,000

Division:	Saddle Ridge		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Low-Rise(1-4)		
Size:	813 sq.ft.	Age:	2024 (0 yrs old)
Beds:	2	Baths:	2
Garage:	Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard	Water:	-
Floors:	Vinyl Plank	Sewer:	-
Roof:	-	Condo Fee:	\$ 276
Basement:	-	LLD:	-
Exterior:	Composite Siding, Wood Frame	Zoning:	M-X2 d111
Foundation:	-	Utilities:	-
Features:	Kitchen Island, Open Floorplan, Walk-In Closet(s)		

Inclusions: N/A

Discover luxury and convenience in this NEW never-lived-in 2 bed, 2 full bath condo by Truman Homes! Enjoy peace of mind with a New Home Warranty. This condo is nestled in a thriving, established neighborhood. Featuring an open floor plan, spacious rooms with walk-in closets, in-suite laundry, and an east-facing private balcony to relax outdoors. For added convenience, this unit also includes 1 titled underground parking stall. Enjoy state-of-the-art amenities such as a private gym, pet spa, bike storage, and an owners' lounge, catering to modern lifestyles. Benefit from proximity to the LRT station and local shops and dining while experiencing the charm of a growing community, not to mention quick access to Calgary International Airport and downtown! Whether you're starting anew or seeking an upgrade, this condo offers a perfect blend of comfort and accessibility in a sought-after location.