



**319, 15 Saddlestone Way NE
Calgary, Alberta**

MLS # A2149307



\$329,000

Division:	Saddle Ridge		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Low-Rise(1-4)		
Size:	884 sq.ft.	Age:	2014 (10 yrs old)
Beds:	2	Baths:	2
Garage:	Garage Door Opener, Heated Garage, Titled, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard	Water:	-
Floors:	Carpet, Linoleum	Sewer:	-
Roof:	-	Condo Fee:	\$ 481
Basement:	-	LLD:	-
Exterior:	Wood Frame	Zoning:	M-2
Foundation:	-	Utilities:	-
Features:	Breakfast Bar, Granite Counters, Walk-In Closet(s)		

Inclusions: N/A

Welcome to LAKEVIEW Condo! This great opportunity avails for a first-time home buyer and an empty nester in the great neighborhood of Saddle Ridge. Bright and sunny, this condo provides access to shopping complexes, bus stops (Route #60, 61 & 59), LRT station, and schools. It features 2 good-sized bedrooms with 2 four-piece bathrooms, also includes heated underground titled parking. This is a spacious corner unit with lots of windows and additional space for an office. Open-concept style with a large dining area, including granite counter tops throughout. Ample cabinetry in the kitchen, complete with a chimney hood fan. The master bedroom comes included with a walk-in closet. Enjoy views of the lake from your personal balcony. This home has a great rental history, previously rented at \$2200/month including utilities. Book your viewing today with your favourite Realtor!