



**357 Saddlecrest Way NE
Calgary, Alberta**

MLS # A2154880



\$679,000

Division:	Saddle Ridge		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,782 sq.ft.	Age:	2005 (19 yrs old)
Beds:	4	Baths:	3 full / 1 half
Garage:	Double Garage Attached, Driveway, Front Drive, Garage Door Opener, Garage		
Lot Size:	0.08 Acre		
Lot Feat:	Back Yard, City Lot, Lawn, Landscaped, Private, Rectangular Lot		

Heating:	Central, Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile, Hardwood	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Concrete, Vinyl Siding, Wood Frame	Zoning:	R-1N
Foundation:	Poured Concrete	Utilities:	-
Features:	Ceiling Fan(s), Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Storage, Walk-In Closet(s), Wired for Sound		
Inclusions:	None		

Welcome to SADDLE RIDGE, A well-known community of North East Calgary, This Beautiful Home is situated on a quiet street waiting for its new owners. This home offers almost 2400 sqft of total developed area including a finished basement. A huge front attached garage offers 2 cars parking inside and 2 cars parking on the driveway, The main level offers an open concept floor plan including a kitchen with a raised eating island and pantry for extra storage, a dining area, a 2-piece bath, and a big family room with Fireplace. The patio door leads to an open deck and backyard. The upper level has a primary bedroom with its 4-piece ensuite and a walk-in closet, 2 other bedrooms share another common bathroom. Upper-floor laundry adds another convenience. The most attractive part of this home is a Huge Bonus Room upstairs 19 x 12.8 with a high ceiling height. Last but not least everyone's dream about a finished basement, there is 1 bedroom with a walk-in closet and a 4-piece bathroom is already there, a big rec room/ game room can also be used as a 2nd family room. There is potential to convert the basement into a suit (subject to city approval) for some extra income. This home had a new roof in 2020 with a new garage door and some parts of the siding, upper bonus room windows, and a big window on the main level were upgraded at the same time (bills not available). This home is steps away from SADDLE RIDGE SCHOOL, BUS STOPS. Also easy commute to TRAIN STATIONS, GENESIS CENTRE, MAJOR GROCERY STORES, AND MANY OTHER AMENITIES.