



GRASSROOTS
REALTY GROUP

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**2415, 681 Savanna Boulevard NE
Calgary, Alberta**

MLS # A2201311



\$379,900

Division:	Saddle Ridge		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Penthouse		
Size:	850 sq.ft.	Age:	2024 (1 yrs old)
Beds:	2	Baths:	2
Garage:	Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard	Water:	-
Floors:	Laminate	Sewer:	-
Roof:	-	Condo Fee:	\$ 285
Basement:	-	LLD:	-
Exterior:	Composite Siding, Wood Frame	Zoning:	M-X2
Foundation:	Poured Concrete	Utilities:	-
Features:	Breakfast Bar, Closet Organizers, Kitchen Island, Quartz Counters, Walk-In Closet(s)		

Inclusions: N/A

Welcome to Savanna II Condos, a modern residential complex located in Calgary's vibrant Saddle Ridge community. This west facing 2 bedroom corner unit offers stunning views of the mountains from every room. Stepping into this unit you are greeted with an open concept living and dining area complimented with an eat in breakfast bar, quartz countertops, stainless steel appliances and wide plank laminate flooring. The generously sized primary bedroom offers a walk in closet and a 3 piece bathroom with ample storage and counter space. The second bedroom gives you the flexibility of a bright home office or space for guests with a large closet. Completing this unit is a 4 piece bathroom for visitors, 1 underground parking stall and a balcony with a gas line. The building also offers top tier amenities including a fully equipped gym, an owner's lounge, bicycle storage, and more.