

# \$624,950 - 52 Saddleback Way Ne, Calgary

MLS® #A2203617

**\$624,950**

3 Bedroom, 3.00 Bathroom, 1,152 sqft  
Residential on 0.04 Acres

Saddle Ridge, Calgary, Alberta

This fully developed 2-story home with a 2-car front-attached garage in the desirable Saddle Ridge Community features brand-new flooring, paint, and appliances. The main floor includes a convenient half bathroom, a spacious living room with a cozy corner gas fireplace, a well-equipped kitchen, and a dining area. A patio door leads out to the covered deck, perfect for outdoor living.

Upstairs, youâ€™ll find 3 bedrooms and a full bathroom, with a cheater door providing access from the master bedroom. The fully finished basement offers additional living space, complete with a full kitchen, living room, a 3-piece bathroom, and a laundry. This home is ideally located near all amenities, including the Saddle Town C-Train station, the Lowest price in the area, don't miss this one.

Built in 2000

## Essential Information

MLS® #	A2203617
Price	\$624,950
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,152
Acres	0.04



Year Built	2000
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### **Community Information**

Address	52 Saddleback Way Ne
Subdivision	Saddle Ridge
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3J 4K4

### **Amenities**

Parking Spaces	2
Parking	Double Garage Attached, Driveway, Front Drive, Garage Door Opener
# of Garages	2

### **Interior**

Interior Features	No Animal Home, No Smoking Home
Appliances	Dishwasher, Electric Stove, Range Hood, Refrigerator, Washer/Dryer
Heating	Central, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room, Tile
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	Playground, Private Yard
Lot Description	Back Lane, Level
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	March 20th, 2025
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Days on Market 33  
Zoning R-G

### **Listing Details**

Listing Office Grand Realty

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