

\$619,900 - 9221 Saddlebrook Drive Ne, Calgary

MLS® #A2200137

\$619,900

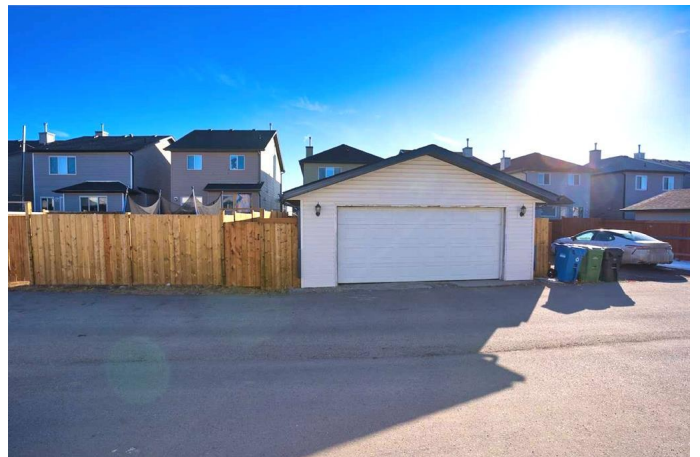
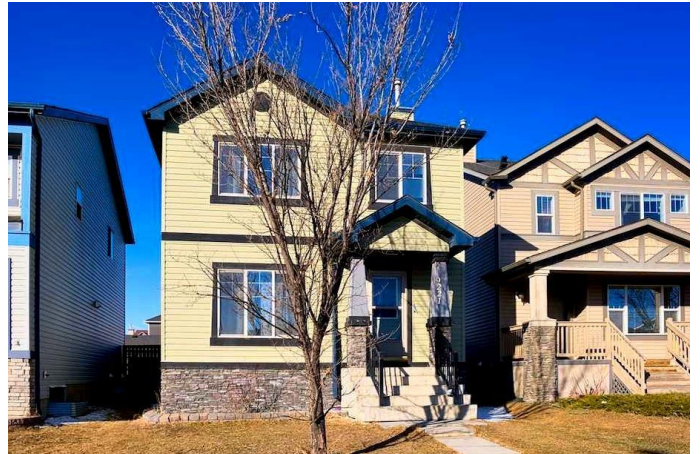
4 Bedroom, 4.00 Bathroom, 1,505 sqft

Residential on 0.08 Acres

Saddle Ridge, Calgary, Alberta

PRICE REDUCTION! Welcome home to this FULLY FINISHED 2-storey home with an OVERSIZED 22' X 22' DOUBLE DETACHED GARAGE in the heart of the Sadderidge community! As you enter, you will notice the open-concept layout on the main level with NEW VINYL PLANK FLOORINGS, a spacious living room with a half-bathroom and another family room with a cozy GAS FIREPLACE creating an ambiance of warmth and relaxation. The kitchen features BRAND NEW Stainless Steel French Door Refrigerator, Electric Stove, and Dishwasher. The good-sized dining area with a large PANTRY closet completes the main level. Upstairs features 3 bedrooms including a Master Bedroom with an EN-SUITE BATHROOM with a standing shower, a soaker tub, and a walk-in closet. The 2 other bedrooms share another full bathroom. The basement includes a 3rd living room, a kitchen suite (illegal), a laundry area, a spacious bedroom, and a full bathroom. This is great for those with extended family members and/or house guests. The west-facing backyard is fully fenced and is ready for your gardening/landscaping skills. There are brand new roof shingles, gutters, downspouts, and the whole 2 sides of the vinyl sidings in the garage and the house. Come and see to appreciate!

Built in 2006



Essential Information

| | |
|----------------|-------------|
| MLS® # | A2200137 |
| Price | \$619,900 |
| Bedrooms | 4 |
| Bathrooms | 4.00 |
| Full Baths | 3 |
| Half Baths | 1 |
| Square Footage | 1,505 |
| Acres | 0.08 |
| Year Built | 2006 |
| Type | Residential |
| Sub-Type | Detached |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|---------------------------|
| Address | 9221 Saddlebrook Drive Ne |
| Subdivision | Saddle Ridge |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T3J 0B3 |

Amenities

| | |
|----------------|------------------------|
| Parking Spaces | 2 |
| Parking | Double Garage Detached |
| # of Garages | 2 |

Interior

| | |
|-------------------|--|
| Interior Features | Kitchen Island, Laminate Counters, No Animal Home, No Smoking Home, Pantry |
| Appliances | Dishwasher, Dryer, Garage Control(s), Range Hood, Washer, Microwave Hood Fan, Window Coverings |
| Heating | Forced Air, Fireplace(s) |
| Cooling | None |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Family Room, Gas |
| Has Basement | Yes |

Basement Finished, Full, Suite

Exterior

Exterior Features Private Yard
Lot Description Back Lane, Rectangular Lot, Back Yard
Roof Asphalt Shingle
Construction Stone, Vinyl Siding
Foundation Poured Concrete

Additional Information

Date Listed March 7th, 2025
Days on Market 57
Zoning R-1N

Listing Details

Listing Office CIR Realty

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.