

# \$609,950 - 52 Saddleback Way Ne, Calgary

MLS® #A2203617

## \$609,950

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	\$609,950
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
-------------	------------------

Days on Market 63  
Zoning R-G

Listing Details

Listing Office Grand 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.