



# 15 Saddleland Drive Calgary Alberta

\$899,000

This beautiful illegally suited 5 bedroom, 3 full + 2 half bathroom home with is advantageously situated within walking distance to schools, parks, transits and the shops at Saddle Ridge and Savanna Plaza. Loaded with impressive upgrades that include central air conditioning, ceiling speakers and thoughtfully incorporated built-ins. The home is extensively renovated with fresh paint, new flooring, light and plumbing fixtures, roof, siding, garage door, blinds and many more to list. The 2 upper floors are stylishly decorated with a great open floor plan and ample space to gather and unwind. Beauty and function come together in the well laid out kitchen featuring stainless steel appliances, a plethora of cabinets, a walk-in pantry for extra storage and a raised breakfast bar. The same designer style and finishes are continued in the eating area with a built-in table/huge island creating a seamless flow. The family room invites relaxation in front of the gas fireplace flanked by windows. Easily entertain large or more intimate events in the formal dining room with wonderful built-ins for serving and hiding away lesser-used items. A front living room is a versatile space for hosting guests or curling up with a good book or get creative and use this open space as a home office or playroom. Handily a powder room and private laundry complete this level. Gather in the upper level bonus room and connect over movies and games nights with family and friends. A built-in office nook is ideal for homework or catching up on emails. The primary bedroom is huge with lots of natural light, fantastic built-ins, a large walk-in closet and an attached sitting room perfect for an office, nursery or yoga space. Adding to the luxuriousness is the private ensuite boasting a deep soaker tub and an oversized shower. A second bedroom on this level is almost as lavish with a large walk-in c...

Recreational, Games room 15.25 Ft x 14.08 Ft

Kitchen 7.58 Ft x 10.75 Ft

Furnace 3.50 Ft x 7.58 Ft

Bedroom 13.17 Ft x 11.58 Ft

Bedroom 11.33 Ft x 11.75 Ft

4pc Bathroom 4.67 Ft x 10.83 Ft

Family room 15.00 Ft x 12.00 Ft

Laundry room 9.17 Ft x 3.08 Ft

2pc Bathroom 4.58 Ft x 4.67 Ft

Bonus Room 15.25 Ft x 12.42 Ft

Den 8.08 Ft x 8.67 Ft

Other 5.58 Ft x 4.83 Ft

Display of MLS data is deemed reliable but is not guaranteed accurate by CREA.

Listing Presented By:



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Mirror

100, 707-10 AVE. SW , Calgary, AB,  
T2R 0B3

Phone: 403-969-0267  
arobinson@cirrealty.ca

Living room 12.17 Ft x 15.25 Ft

Dining room 13.08 Ft x 9.92 Ft

Kitchen 11.83 Ft x 11.08 Ft

Breakfast 12.08 Ft x 9.83 Ft

Primary Bedroom 13.00 Ft x 12.33 Ft

Other 6.00 Ft x 6.50 Ft

Bedroom 11.50 Ft x 11.33 Ft