



## 312 Saddlebrook Point Calgary Alberta

\$288,888

This cozy and well-kept townhouse offers a fantastic opportunity for those looking to own a home in a convenient location. Featuring 2 bedrooms below grade, this home provides a peaceful and private retreat. The main floor includes a spacious living room with laminate flooring, a dining area with a built-in wall unit, and a well-equipped kitchen with plenty of cabinetry. The home also includes a 4-piece bathroom, stacked laundry on the lower level, and a mix of laminate and carpet flooring for added comfort. Assigned parking is included, ensuring convenience right outside your door. With its proximity to transit, schools, and local amenities, this place is perfect and affordable for those seeking both comfort and practicality in the vibrant community Saddlebridge. (id:6769)

Primary Bedroom 8.42 Ft x 11.83 Ft

Bedroom 12.25 Ft x 10.67 Ft

4pc Bathroom 4.92 Ft x 8.00 Ft

Living room 13.00 Ft x 14.92 Ft

Kitchen 6.58 Ft x 12.08 Ft

Dining room 8.75 Ft x 10.17 Ft

Listing Presented By:



Originally Listed by:  
Real Broker

<http://www.tejgill.ca/>



See

**Mirror**

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

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