



## 335 Saddlebrook Circle Calgary Alberta

\$679,999

Welcome to Your New Home in Saddleridge! this Shane Built corner lot home, offering 1640 sq ft of comfortable living space. Ideally located close to elementary schools, shopping, and the Genesis Centre, with a bus stop just a minute's walk away. Enjoy your morning coffee on the charming east-facing front veranda. Step inside to a spacious entrance that opens up to a welcoming living room, featuring a gas fireplace with tile surround, and a formal dining room. The back of the home hosts a well-equipped kitchen with ample maple cabinets, a central island, and a corner pantry. Adjacent to the kitchen is a large breakfast nook with direct access to the deck and an oversized garage. The upper level features a master suite with a custom walk-in closet and a full ensuite with a soaker tub and separate shower, along with two additional bedrooms, a full bath, and a convenient laundry. The finished basement, complete with a separate entrance, includes 1 bedroom, a bathroom, a kitchen, and a family room, offering great potential for additional living space or rental income. The corner lot boasts mature trees in front of the house and plenty of parking space. Please note that, given the age of the house, there are some stains on the main floor ceiling and a few bleach spots on the rough. This Saddleridge home is a perfect blend of comfort and convenience, ready for you to move in and make it your own. Book your showing today! (id:6769)

Primary Bedroom 12.25 Ft x 12.33 Ft

4pc Bathroom 8.25 Ft x 8.33 Ft

Other 5.83 Ft x 7.50 Ft

4pc Bathroom 9.42 Ft x 4.92 Ft

Laundry room 3.17 Ft x 5.67 Ft

Bedroom 11.17 Ft x 9.83 Ft

Bedroom 10.75 Ft x 8.67 Ft

Family room 12.83 Ft x 13.33 Ft

Other 2.17 Ft x 9.17 Ft

4pc Bathroom 8.83 Ft x 5.42 Ft

Laundry room 3.42 Ft x 2.92 Ft

Bedroom 13.25 Ft x 17.42 Ft

Other 8.50 Ft x 4.42 Ft

Living room 13.92 Ft x 15.67 Ft

Dining room 11.92 Ft x 12.42 Ft

Kitchen 9.00 Ft x 13.67 Ft

Pantry 3.67 Ft x 4.17 Ft

2pc Bathroom 5.00 Ft x 5.25 Ft

Listing Presented By:



Originally Listed by:  
eXp Realty



See

**Mirror**

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