



# 262 saddlebrook Circle Calgary Alberta

\$499,999

Great Family Home or Investment Opportunity\* Welcome to 262 Saddlebrook Circle NE, a fantastic 4-bedroom home with a range of desirable features. This spacious property spans approximately 1240 square feet, providing ample living space for you and your family. With its excellent location near public transit, shopping centers, schools, and parks, this home offers convenience and accessibility. The property's interior boasts an open concept kitchen, creating a welcoming and inclusive atmosphere for gatherings and entertaining. The open layout allows for seamless interaction between the kitchen, dining area, and living space, promoting a sense of togetherness and facilitating effortless communication. Upgraded hardwood flooring throughout the main floor is a beautiful accent to the home. This home has a back deck, a perfect space for outdoor relaxation, barbecues, and enjoying the beautiful weather. The deck offers an extension of the living space and provides an ideal spot for hosting guests or simply unwinding after a long day. The finished basement is a great mortgage helper. Location, location, location!! The neighborhood offers convenient access to public transit, making commuting and exploring the city a breeze. With nearby shopping centers, you'll have easy access to a variety of stores, restaurants, and services. Additionally, the close proximity to schools and parks ensures that educational and recreational opportunities are within reach for families. Don't wait - contact your favorite realtor today! (id:6769)

Living room 14.50 Ft x 9.50 Ft  
Bedroom 9.42 Ft x 9.00 Ft  
4pc Bathroom 6.83 Ft x 4.92 Ft  
Kitchen 8.00 Ft x 7.08 Ft  
4pc Bathroom 8.25 Ft x 4.92 Ft  
Dining room 9.58 Ft x 7.00 Ft  
Living room 18.17 Ft x 10.92 Ft

Kitchen 12.00 Ft x 9.50 Ft  
Laundry room 4.08 Ft x 3.25 Ft  
2pc Bathroom 5.75 Ft x 4.92 Ft  
Primary Bedroom 12.75 Ft x 12.75 Ft  
Bedroom 9.92 Ft x 9.25 Ft  
Bedroom 9.92 Ft x 9.25 Ft

Listing Presented By:



Originally Listed by:  
MAXWELL CENTRAL



**RE/MAX REAL ESTATE  
(CENTRAL)**

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