



## 48 Saddlestone Grove Calgary Alberta

\$809,000

EXTENSIVELY UPGRADED HOME - 3000+ SQ FT HOME WITH 6 BEDS & 5 FULL BATHS - 2 MASTERS - 2 BEDROOM ILLEGAL SUITE (SOLID MORTGAGE HELPER) - MAIN FLOOR BEDROOM & FULL BATH - 9 FT CEILINGS ON MAIN - ALL 3 BEDROOMS ON UPPER LEVEL HAVE W.I.C(s) - CENTRAL A/C - HEATED DOUBLE GARAGE - EXTENDED DRIVEWAY (FITS UP TO 3 VEHICLES) - CONCRETE PAD/PATIO IN THE BACKYARD & WELL CONSTRUCTED SHED - CLOSE TO PARK & POND. Simple and functional Open Floorplan Concept throughout. Main floor offers a formal living, BEDROOM & FULL BATH, upgraded kitchen with stainless steel appliances, family room with fireplace and dining with access to your concrete pad/patio. Upper level features a bonus room, 3 bedrooms and 3 FULL baths (ensuites included). Of the 3 bedrooms, there are 2 MASTERS WITH THEIR OWN ENSUITES & W.I.C(s)!!! The laundry feature is conveniently located on the upper level. The 2 BEDROOM ILLEGAL SUITE IS A SOLID MORTGAGE HELPER - also featuring a full bath, rec / living room, kitchen and separate laundry. Please note the upgrades: CENTRAL A/C, CONCRETE PAD/PATIO IN THE BACKYARD & WELL CONSTRUCTED SHED & HEATED DOUBLE GARAGE! This home is in a solid location with easy access to schools, shopping, Metis Trail NE & Stoney Trail NE! GREAT VALUE - AMAZING STARTER HOME! (id:6769)

Bedroom 11.67 Ft x 12.67 Ft

Bedroom 10.00 Ft x 9.92 Ft

4pc Bathroom 4.92 Ft x 9.17 Ft

4pc Bathroom 8.00 Ft x 9.17 Ft

Laundry room 5.42 Ft x 8.67 Ft

Other 6.42 Ft x 9.17 Ft

Bonus Room 12.17 Ft x 13.42 Ft

5pc Bathroom 12.83 Ft x 9.42 Ft

Primary Bedroom 12.83 Ft x 13.17 Ft

Storage 4.33 Ft x 9.58 Ft

3pc Bathroom 7.08 Ft x 8.58 Ft

Recreational, Games room 11.50 Ft x 12.50 Ft

Furnace 11.00 Ft x 8.83 Ft

Bedroom 13.25 Ft x 8.92 Ft

Bedroom 13.25 Ft x 12.25 Ft

Kitchen 8.33 Ft x 8.83 Ft

Living room 13.08 Ft x 12.00 Ft

3pc Bathroom 5.50 Ft x 9.42 Ft

Bedroom 11.83 Ft x 9.67 Ft

Listing Presented By:



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Real Broker

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