



## 10060 46 Street Calgary Alberta

\$220,000

Welcome to Unit 512 at 10060 46 Street NE, a premium short term rental (STR) friendly condo located in the heart of Saddle Ridge, one of Calgary's most dynamic and high-growth communities. This modern 1-bedroom, 1-bathroom unit checks every box for smart investors looking to expand their portfolio or capitalize on Calgary's booming rental demand. Whether you're running it as an Airbnb, a furnished executive suite, or a lock-and-leave rental, with very low condo fees this property is perfectly positioned to potentially generate cash flow from day one. Inside, you'll find a stylish open-concept layout with stainless steel appliances, quartz countertops, and oversized windows that flood the space with natural light. A private balcony offers extra square footage and a great selling feature for guests or tenants. But what truly sets this unit apart is the location. Savanna in Saddle Ridge is exploding with growth--featuring walkable access to shopping, dining, transit, medical clinics, and parks, all just minutes from the airport. This is the kind of neighbourhood short-term renters search for--connected, vibrant, and full of local conveniences. Whether you're looking for steady passive income or a flexible personal-use property, this investment offers exceptional value, very low condo fees, modern appeal, and the freedom that comes with short-term rental potential in a professionally managed building. Call your favourite Realtor and book a showing today! (id:6769)

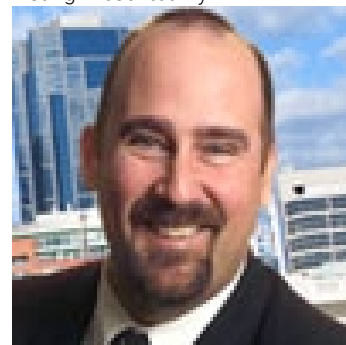
4pc Bathroom 8.75 Ft x 4.92 Ft

Bedroom 11.17 Ft x 9.50 Ft

Kitchen 9.17 Ft x 14.25 Ft

Living room 11.67 Ft x 9.83 Ft

Listing Presented By:



Originally Listed by:  
eXp Realty

<https://robertlamb.exp Realty.com/>

**RE/MAX Realty Professionals**

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