



## 106 Saddletree Drive Calgary Alberta

\$649,900

Welcome to Your New Home in Saddleridge! Discover this beautifully maintained and fully renovated 2-storey home with an attached double garage and a fully legal basement suite, ideally located in the heart of the Saddleridge community. Upstairs, you'll find 3 spacious bedrooms, including a primary suite with its own bathroom, an additional full bath, and a generously sized bonus room--perfect for a home office, media space, or playroom. The main floor offers an inviting layout with a bright family room, cozy living area, and a dedicated dining space--ideal for both everyday living and entertaining. Recent updates include a brand-new roof, siding, flooring, carpet, and fresh paint throughout, giving the entire home a fresh, modern feel. The 1-bedroom legal basement suite is a standout feature, offering a private entrance, full kitchen, bathroom, in-suite laundry, and a well-sized bedroom--perfect for rental income or multi-generational living. Just 2 minutes' walk to a nearby schools, Close to Saddletown Circle, Savanna Plaza, shopping, dining, and transit Easy access to major roads and community amenities. Don't miss your chance to own this move-in-ready home in one of NE Calgary's most sought-after neighborhoods! (id:6769)

Kitchen 11.83 Ft x 6.17 Ft  
Living room 9.75 Ft x 11.08 Ft  
3pc Bathroom 6.83 Ft x 4.92 Ft  
Bedroom 8.42 Ft x 9.92 Ft  
Den 6.58 Ft x 7.58 Ft  
Storage 7.08 Ft x 3.67 Ft  
Storage 5.83 Ft x 2.75 Ft  
Laundry room 7.00 Ft x 9.08 Ft  
Other 7.08 Ft x 5.42 Ft  
Living room 12.17 Ft x 11.25 Ft

Family room 12.08 Ft x 12.17 Ft  
Kitchen 11.00 Ft x 11.75 Ft  
Dining room 9.17 Ft x 11.00 Ft  
2pc Bathroom 4.75 Ft x 4.50 Ft  
Bonus Room 12.75 Ft x 11.92 Ft  
Bedroom 10.67 Ft x 8.92 Ft  
Laundry room 5.50 Ft x 4.67 Ft  
3pc Bathroom 8.50 Ft x 4.92 Ft  
Primary Bedroom 11.42 Ft x 14.92 Ft

Listing Presented By:



Originally Listed by:  
PREP Realty

**RE/MAX Realty Professionals**

#10, 6020 - 1A ST SW , Calgary, AB,

Phone: 403-259-4141  
darylcarlson@shaw.ca