



# 192 Saddlelake Manor Calgary Alberta

\$699,900

List price includes GST. With the government's "No GST" program on newly built home expected to become law soon, first-time homebuyers could potentially receive their full GST portion back. Welcome to this stunning semi-detached home in the desirable community of Saddle Ridge, offering over 3,000 sq ft of living space including a legal 2-bedroom basement suite! This beautifully upgraded home is packed with thoughtful details throughout, featuring 9 ft ceilings on all 3 levels, 8 ft doors, sleek black fixtures and hardware, quartz countertops, full railings, and large windows that flood the home with natural light. The main floor greets you with a spacious living room showcasing a modern built-in electric fireplace and custom shelving, leading into a chef's dream kitchen with full built-in design, stylish two-toned cabinetry, gas cooktop, built-in oven and microwave, chimney hood fan, oversized island, and a pantry with wooden shelving. A full-size bedroom and a 3-piece bathroom with tiled shower add extra versatility on the main floor, along with a mudroom featuring built-in bench, cabinetry, and coat hooks. Upstairs you'll find a bright family room with another electric fireplace and a balcony, two generous bedrooms, a 4-piece bath, convenient laundry room, plus a luxurious primary suite with dual-sink vanity, tiled shower, and custom walk-in closet. The legal secondary suite in the basement is finished to the same high standard, complete with 2 bedrooms, full kitchen, living room, 4-piece bath, and separate laundry--perfect for extended family or rental income. With every closet and pantry fitted with custom wooden shelving, upgraded finishes throughout, and a rare combination of space and style, this home truly has it all! Ideally located with quick access to Calgary International Airport, major highways, LRT, schools, shopping, recreation, and hospitals--this m...

4pc Bathroom 4.92 Ft x 8.50 Ft  
 Bedroom 9.75 Ft x 13.08 Ft  
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 Kitchen 8.67 Ft x 5.42 Ft  
 Recreational, Games room 19.92 Ft x 17.42 Ft  
 Furnace 7.25 Ft x 9.75 Ft

3pc Bathroom 5.50 Ft x 7.83 Ft  
 Other 4.92 Ft x 13.08 Ft  
 Primary Bedroom 12.75 Ft x 13.67 Ft  
 Other 8.00 Ft x 5.75 Ft  
 4pc Bathroom 7.92 Ft x 7.42 Ft  
 Bedroom 10.83 Ft x 9.92 Ft

Listing Presented By:



Originally Listed by:  
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#10, 6020 - 1A ST SW , Calgary, AB,

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

Living room 21.08 Ft x 17.58 Ft

Kitchen 15.17 Ft x 15.58 Ft

Bedroom 9.83 Ft x 13.42 Ft

Bedroom 10.83 Ft x 9.92 Ft

Bonus Room 9.83 Ft x 19.08 Ft

4pc Bathroom 4.92 Ft x 8.25 Ft