



# 72 Saddleback Way Calgary Alberta

\$650,000

Welcome to 72 Saddleback Way NE -- a beautifully refreshed and upgraded home located in the highly desirable community of Saddle Ridge. This well-maintained property offers 1,156 sq ft of functional living space above grade, featuring 4 bedrooms and 2.5 bathrooms, perfect for families, first-time buyers, or investors looking for a move-in-ready home. Step inside to a bright and inviting main floor enhanced with fresh paint throughout, creating a clean and modern atmosphere. The upgraded kitchen stands out with updated cabinetry, quality countertops, newer appliances, and ample storage, making it the ideal space for cooking and entertaining. The dining area flows seamlessly into the living room, offering a warm and functional layout for everyday living. All bathrooms have been tastefully upgraded, adding comfort and value to the home. The upper level features three well-sized bedrooms, including a comfortable primary bedroom with great closet space and easy access to the renovated full bathroom. The fully finished basement provides additional versatility with a spacious rec room, a large bedroom, and its own upgraded full bathroom -- perfect for guests, extended family, or a home office setup. Outside, enjoy a private backyard complete with an upgraded deck, offering the perfect outdoor space for gatherings, summer BBQs, or simply relaxing also comes with a pad for an RV parking. Located in the heart of Saddle Ridge, this home places you minutes from Calgary International Airport, major shopping centres, grocery stores, restaurants, schools, playgrounds, the Genesis Centre, and the Saddle Towne LRT station. Quick access to Stoney Trail and Metis Trail ensures easy commuting in all directions. Freshly updated, well cared for, and ideally situated -- 72 Saddleback Way NE is the perfect opportunity to own in one of Calgary's most sought-after communities. Don't miss yo...

3pc Bathroom 6.25 Ft x 8.58 Ft

Family room 12.00 Ft x 12.00 Ft

Recreational, Games room 8.00 Ft x 12.67 Ft

Laundry room 5.58 Ft x 8.50 Ft

Other 5.58 Ft x 8.83 Ft

Living room 12.00 Ft x 12.33 Ft

Kitchen 9.00 Ft x 10.50 Ft

2pc Bathroom 5.00 Ft x 5.33 Ft

Primary Bedroom 10.67 Ft x 12.67 Ft

Bedroom 9.25 Ft x 10.25 Ft

Bedroom 9.50 Ft x 10.25 Ft

4pc Bathroom 6.75 Ft x 8.00 Ft

Listing Presented By:



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**RE/MAX Realty Professionals**

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