



## 1160 SADDLEBACK Road Edmonton AB

\$174,900

Welcome to this inviting 2 BDRM PLUS DEN carriage home nestled in the highly desirable southwest neighbourhood of Skyrattler. Boasting over 1100 sq. ft. of living space, this main floor unit offers convenience and comfort in equal measure. Situated between Skyrattler Park and Blackmud Creek Ravine, outdoor enthusiasts will delight in the plethora of nearby recreational activities. Whether it's hiking, biking or a leisurely nature walk, this location caters to an active lifestyle. With its close proximity to Century Park LRT, South Edmonton Common and easy access to the Henday, convenience is at your doorstep. Inside, the well-appointed layout offers functionality with good sized l/r, dining area & kitchen with large pantry. Both bdrms. have walk in closets & the den provides additional versatility, ideal for a home office, hobby space or guest room. It's an excellent unit for investors, first time home buyers or empty nesters seeking a single level living experience. Welcome home!

Listing Presented By:



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Century 21 Masters

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