

\$514,900 - 79 Saddlebrook Common Ne, Calgary

MLS® #A2219362

\$514,900

4 Bedroom, 4.00 Bathroom, 1,293 sqft
Residential on 0.07 Acres

Saddle Ridge, Calgary, Alberta

This is a 2-storey half duplex, fully developed and offering 4 spacious bedrooms and 3.5 bathrooms. The main floor features a bright living room, functional kitchen, dining area, and a convenient half bathroom. Upstairs, you'll find a spacious master bedroom with a walk-in closet and private ensuite, along with two additional good-sized bedrooms and a full bathroom. The fully developed basement includes an extra bedroom, full bath, and a family room perfect for guests or extended family. Enjoy the outdoors on the rear deck with a fenced backyard and parking pad. Ideally located close to schools, playgrounds, bus routes, C-Train station, and shopping, this home is perfect for families or investors!

Built in 2007

Essential Information

| | |
|----------------|---------------|
| MLS® # | A2219362 |
| Price | \$514,900 |
| Bedrooms | 4 |
| Bathrooms | 4.00 |
| Full Baths | 3 |
| Half Baths | 1 |
| Square Footage | 1,293 |
| Acres | 0.07 |
| Year Built | 2007 |
| Type | Residential |
| Sub-Type | Semi Detached |



| | |
|--------|------------------------|
| Style | 2 Storey, Side by Side |
| Status | Active |

Community Information

| | |
|-------------|--------------------------|
| Address | 79 Saddlebrook Common Ne |
| Subdivision | Saddle Ridge |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T3J 0J6 |

Amenities

| | |
|----------------|-------------|
| Parking Spaces | 2 |
| Parking | Parking Pad |

Interior

| | |
|-------------------|--|
| Interior Features | See Remarks |
| Appliances | Dishwasher, Electric Stove, Range Hood, Refrigerator, Washer/Dryer, Window Coverings |
| Heating | Central |
| Cooling | None |
| Has Basement | Yes |
| Basement | Finished, Full |

Exterior

| | |
|-------------------|--------------------------------|
| Exterior Features | Playground, Private Yard, Dock |
| Lot Description | Back Lane |
| Roof | Asphalt Shingle |
| Construction | Vinyl Siding, Wood Frame |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|---------------|
| Date Listed | May 8th, 2025 |
| Days on Market | 4 |
| Zoning | R-2M |

Listing Details

| | |
|----------------|--------------|
| Listing Office | Grand Realty |
|----------------|--------------|

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and

the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.