

# \$749,900 - 57 Saddlecrest Park Ne, Calgary

MLS® #A2199079

**\$749,900**

4 Bedroom, 4.00 Bathroom, 2,084 sqft

Residential on 0.09 Acres

Saddle Ridge, Calgary, Alberta

Spacious Family Home with Walkout illegal Basement Suite in a Prime Location! Discover this stunning 2,800+ sq. ft. of living area, this beautiful home featuring a fully finished walkout basement illegal suite with a separate entrance. The main floor boasts an open-concept layout with a family-sized kitchen equipped with quartz countertops, stainless steel appliances, and a pantry. The cozy living room features a gas fireplace, while the dining area opens to a full-width raised deck with vinyl covering and glass railings. A formal dining room doubles as a home office or den, and main-floor laundry adds convenience. Upstairs, a spacious bonus room provides a great family space. The primary bedroom includes a 5-piece ensuite with a soaker tub and separate shower, while two additional well-sized bedrooms share a 4-piece bath. The walkout basement suite (illegal) includes a huge bedroom, kitchen, living area, and a 4-piece bath, with potential to add another bedroom. The fully fenced and landscaped backyard features extra concrete on both sides and a concrete patio under the deck. Prime location—walking distance to Calgary Transit, Saddletown LRT, schools, parks, and shopping. Don't miss out—book your private viewing today!

Built in 2006

## Essential Information



|                |             |
|----------------|-------------|
| MLS® #         | A2199079    |
| Price          | \$749,900   |
| Bedrooms       | 4           |
| Bathrooms      | 4.00        |
| Full Baths     | 3           |
| Half Baths     | 1           |
| Square Footage | 2,084       |
| Acres          | 0.09        |
| Year Built     | 2006        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

### **Community Information**

|             |                        |
|-------------|------------------------|
| Address     | 57 Saddlecrest Park Ne |
| Subdivision | Saddle Ridge           |
| City        | Calgary                |
| County      | Calgary                |
| Province    | Alberta                |
| Postal Code | T3J 5L4                |

### **Amenities**

|                |                                    |
|----------------|------------------------------------|
| Parking Spaces | 4                                  |
| Parking        | Double Garage Attached, Off Street |
| # of Garages   | 2                                  |

### **Interior**

|                   |   |
|-------------------|---|
| Interior Features | Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Separate Entrance         |
| Appliances        | Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer, Window Coverings |
| Heating           | Forced Air  |
| Cooling           | None  |
| Fireplace         | Yes   |
| # of Fireplaces   | 1   |
| Fireplaces        | Gas   |
| Has Basement      | Yes   |
| Basement          | Exterior Entry, Finished, Full, Suite, Walk-Out   |

**Exterior**

|                   |                                 |
|-------------------|---------------------------------|
| Exterior Features | None                            |
| Lot Description   | Back Yard, Rectangular Lot      |
| Roof              | Asphalt Shingle                 |
| Construction      | Stone, Vinyl Siding, Wood Frame |
| Foundation        | Poured Concrete                 |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | March 6th, 2025 |
| Days on Market | 67              |
| Zoning         | R-G             |

**Listing Details**

|                |             |
|----------------|-------------|
| Listing Office | PREP Realty |
|----------------|-------------|

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