

**106, 116 Saddlestone Heath NE
Calgary, Alberta**

MLS # A2170489



\$499,777

Division:	Saddle Ridge		
Type:	Residential/Four Plex		
Style:	2 Storey		
Size:	1,550 sq.ft.	Age:	2023 (1 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Concrete Driveway, Front Drive, Garage Door Opener, Single Garage Attached		
Lot Size:	0.10 Acre		
Lot Feat:	Backs on to Park/Green Space		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 180
Basement:	Full, Unfinished	LLD:	-
Exterior:	Vinyl Siding	Zoning:	M-1 d125
Foundation:	Poured Concrete	Utilities:	-
Features:	Granite Counters, High Ceilings		

Inclusions: NONE

BACKING ON TO GREEN SPAVE LOW CONDO FEES 2023 BUILT VERY NICE FLOOR PLAN. 10 ft main floor 10 ft garage door 9 ft upper floor KITCHEN WITH GRANITE COUNTER STAINLESS STEEL APPLIANCES CHIMEY HOOD FAN KITCHEN ISLAND WITH PANTRY LIVING DINNING .UPSTAIRS 3 SPACIOUS BEDROOM 2 FULL BATHROOMS.UNFINISHED BASEMENT POTENTIAL TO BUILD BEDROOM /REC ROOM .CLOSER TO ALL AMENTIES LIKE CTRAIN GYM SCHOOLS SHOPPING.