

265 Saddlebrook Point NE
Calgary, Alberta

MLS # A2183980



\$322,888

Division:	Saddle Ridge		
Type:	Residential/Five Plus		
Style:	2 Storey		
Size:	962 sq.ft.	Age:	2008 (16 yrs old)
Beds:	2	Baths:	1
Garage:	Stall, Titled		
Lot Size:	0.02 Acre		
Lot Feat:	Back Lane, Back Yard		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 280
Basement:	Full, Unfinished	LLD:	-
Exterior:	Concrete, Stone, Vinyl Siding, Wood Frame	Zoning:	M-1
Foundation:	Poured Concrete	Utilities:	-
Features:	Pantry		

Inclusions: N/A

Well maintained Townhouse TOTAL OF 2 PARKING 1 Title & 1 Assigned , LOW CONFO FEES and ONE OF most affordable 2 STORY, bright open floor plan, freshly painted . Main floor has a brand new vinyl lamitated flooring , kitchen has a stainless steel appliances , pantry and a large bright living room. Upstairs has 2 bedrooms, one full 4 pc bath, and unique master bedroom has a his and hers closet and for convenience a linen closet. Neutral colors throughout the house. Concrete pad patio at the back. Unfinish basenent waiting for your touch .Excellent location 10 minutes away from Saddletowne , LRT STATION , BUS , Shops, banks and the Genesis Center , restaurants shops , Tim Horton’s, and various other shops and schools . Bus stop to the LRT runs right in front of these complex .