

\$589,000 - 40 Saddlefield Road Ne, Calgary

MLS® #A2262322

\$589,000

5 Bedroom, 2.00 Bathroom, 909 sqft
Single Family on 0.07 Acres

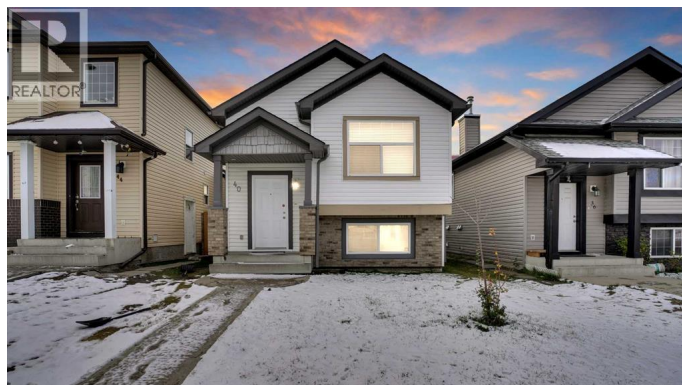
Taradale, Calgary, Alberta

Welcome to this FULLY DEVELOPED 3-BEDROOM BI-LEVEL Home with a SPACIOUS 2-BEDROOM LEGAL BASEMENT SUITE & DOUBLE DETACHED GARAGE in Saddleridge! Ideal for investors seeking decent rental cash flow or first-time home buyers looking to accelerate their mortgage payments with a basement rental and living on main. The main floor boasts a vaulted ceiling, a cozy living room, and an open-concept kitchen adjacent to the dining room. There are 3 spacious bedrooms, including a primary bedroom, and a 4-piece bath completes this level. The spacious and bright basement features laundry room, 2 bedrooms, a large family room (with potential to add a 3rd bedroom), a dining area, a 4-piece bath, and a 2nd kitchen in the LEGAL SUITE. Out back, enjoy the convenience of a double detached garage and a paved back lane. This home is located on a quiet street yet close to all amenities: transit, Saddletowne LRT, shopping, schools, parks, playgrounds, the airport, downtown, and major highways. (id:6289)

Built in 2004

Essential Information

Listing #	A2262322
Price	\$589,000
Bedrooms	5



Bathrooms	2.00
Square Footage	909
Acres	0.07
Year Built	2004
Type	Single Family
Sub-Type	Freehold

Community Information

Address	40 Saddlefield Road Ne
Subdivision	Taradale
City	Calgary
Province	Alberta
Postal Code	T3J4Z8

Amenities

Amenities	Park, Playground, Schools, Shopping
Features	See remarks, Back lane
Parking Spaces	2
Parking	Detached Garage
# of Garages	2

Interior

Appliances	Washer, Refrigerator, Dishwasher, Stove, Dryer, Microwave, Hood Fan
Heating	Natural gas Forced air
Cooling	None
# of Stories	2
Has Basement	Yes
Basement	Separate entrance, Suite

Exterior

Exterior	Vinyl siding
Construction	Wood frame
Foundation	Poured Concrete

Listing Details

Listing Office	DreamHouse Realty Ltd.
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