

# \$579,900 - 120 Saddlemont Manor Ne, Calgary

MLS® #A2233323

**\$579,900**

4 Bedroom, 3.00 Bathroom, 1,353 sqft

Residential on 0.07 Acres

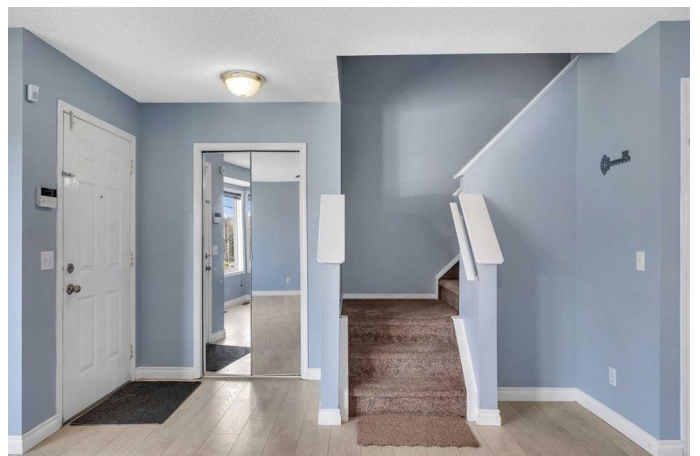
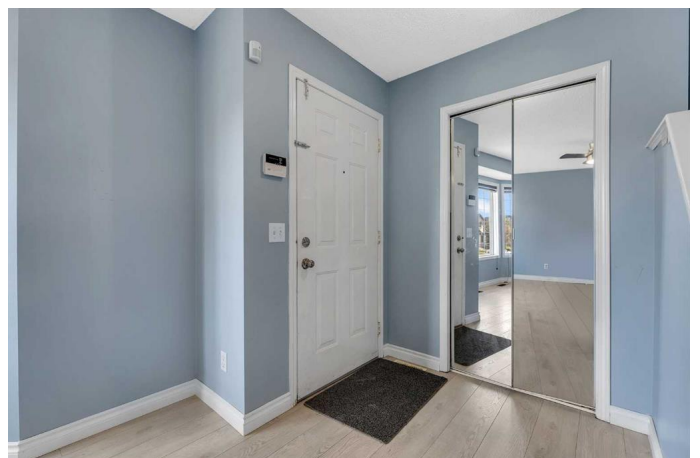
Saddle Ridge, Calgary, Alberta

Welcome to this renovated detached home in the heart of Saddleridge. This home features 3 spacious bedrooms and 1.5 bathrooms upstairs, ideal for families. The bright and open main floor layout includes a cozy living area and a functional kitchen with ample cabinet space as well as laundry on the main floor. This house has updated flooring, countertops, appliances, doors and much more! The basement boasts an illegal 1-bedroom suite with a separate entrance, kitchen, and laundry. Enjoy the convenience of a double oversized detached garage, providing plenty of room for vehicles and storage. Located just steps away from schools, parks, playgrounds, shopping, restaurants, bus stops, and a 2 minute car ride to Saddletowne C-Train station, this home offers unmatched accessibility in a family-friendly neighborhood. A fantastic opportunity for homeowners and investors alike—book your showing today!

Built in 2003

## Essential Information

|            |           |
|------------|-----------|
| MLS® #     | A2233323  |
| Price      | \$579,900 |
| Bedrooms   | 4         |
| Bathrooms  | 3.00      |
| Full Baths | 2         |
| Half Baths | 1         |



|                |             |
|----------------|-------------|
| Square Footage | 1,353       |
| Acres          | 0.07        |
| Year Built     | 2003        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

### Community Information

|             |                         |
|-------------|-------------------------|
| Address     | 120 Saddlemont Manor Ne |
| Subdivision | Saddle Ridge            |
| City        | Calgary                 |
| County      | Calgary                 |
| Province    | Alberta                 |
| Postal Code | T3J 4Z4                 |

### Amenities

|                |                        |
|----------------|------------------------|
| Parking Spaces | 2                      |
| Parking        | Double Garage Detached |
| # of Garages   | 2                      |

### Interior

|                   |                                                                            |
|-------------------|----------------------------------------------------------------------------|
| Interior Features | Granite Counters                                                           |
| Appliances        | Dishwasher, Electric Stove, Range Hood, Refrigerator, Washer/Dryer Stacked |
| Heating           | Central                                                                    |
| Cooling           | None                                                                       |
| Has Basement      | Yes                                                                        |
| Basement          | Full, Suite                                                                |

### Exterior

|                   |                 |
|-------------------|-----------------|
| Exterior Features | Other           |
| Lot Description   | Back Lane       |
| Roof              | Asphalt Shingle |
| Construction      | Vinyl Siding    |
| Foundation        | Poured Concrete |

### Additional Information

|             |                 |
|-------------|-----------------|
| Date Listed | June 20th, 2025 |
|-------------|-----------------|

Days on Market      6  
Zoning                R-G

**Listing Details**

Listing Office        PREP Realty

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