



740 SAVANNA Crescent, Calgary T3J5T5

MLS® #: **A2193793** Area: Listing **02/11/25** List Price: **\$1,250,000**
 Status: **Active** County: **Calgary** Date: Change: **None** Association: **Fort McMurray**



General Information

Prop Type: **Residential**
 Sub Type: **Detached**
 City/Town: **Calgary** Finished Floor Area
 Year Built: **2025** Abv Sqft: **3,134**
Lot Information Low Sqft:
 Lot Sz Ar: **7,172 sqft** Ttl Sqft: **3,134**
 Lot Shape:

DOM

11
Layout
 Beds: **4 (4)**
 Baths: **4.0 (4 0)**
 Style: **2 Storey**

Parking

Ttl Park: **6**
 Garage Sz: **3**

Access:
 Lot Feat: **Back Yard**
 Park Feat: **Triple Garage Attached**

Utilities and Features

Roof: **Asphalt Shingle** Construction:
 Heating: **Forced Air,Natural Gas** **Cement Fiber Board,Wood Frame**
 Sewer: Flooring:
 Ext Feat: **None** **Carpet,Ceramic Tile,Hardwood**
 Water Source:
 Kitchen Appl: **Dryer,Electric Oven,Electric Stove,Gas Oven,Gas Stove,Microwave,Refrigerator,Washer**
 Int Feat: **Open Floorplan,Pantry,Tile Counters,Walk-In Closet(s)**
 Utilities: Fnd/Bsm: **Poured Concrete**

Room Information

<u>Room</u>	<u>Level</u>	<u>Dimensions</u>	<u>Room</u>	<u>Level</u>	<u>Dimensions</u>
3pc Bathroom	Main	0`0" x 0`0"	Flex Space	Main	10`3" x 10`0"
Kitchen	Main	9`3" x 16`7"	Family Room	Main	14`1" x 13`8"
Dining Room	Main	19`7" x 16`5"	Bedroom - Primary	Upper	11`1" x 17`7"
5pc Ensuite bath	Upper	0`0" x 0`0"	Loft	Upper	10`5" x 15`10"
Bedroom	Upper	11`1" x 12`0"	Bedroom	Upper	11`11" x 14`3"
4pc Bathroom	Upper		Bedroom - Primary	Upper	11`1" x 17`7"
3pc Ensuite bath	Upper				

