



THE A-TEAM

RE/MAX FIRST

17 SADDLELAKE Lane, Calgary T3J 0N9

MLS@#: A2196571 Area: Saddle Ridge Listing Date: 02/23/25 List Price: \$1,089,000
Status: Active County: Calgary Change: None Association: Fort McMurray



General Information

Prop Type: Residential
Sub Type: Detached
City/Town: Calgary
Year Built: 2013
Lot Information
Lot Sz Ar: 5,123 sqft
Lot Shape:

Finished Floor Area
Abv Sqft: 3,069
Low Sqft:
Ttl Sqft: 3,069

DOM: -0
Layout
Beds: 7 (4 3)
Baths: 5.0 (5 0)
Style: 2 Storey
Parking
Ttl Park: 4
Garage Sz: 2

Access:
Lot Feat: Back Yard,Backs on to Park/Green Space,Landscaped,Rectangular Lot
Park Feat: Double Garage Attached

Utilities and Features

Roof: Asphalt Shingle
Heating: Forced Air
Sewer:
Ext Feat: Garden,Playground,Private Entrance,Private Yard

Construction: Stucco,Wood Frame
Flooring: Carpet,Hardwood,Tile
Water Source:
Fnd/Bsmt: Poured Concrete

Kitchen Appl: Built-In Oven,Electric Cooktop,Electric Stove,Garage Control(s),Gas Stove,Refrigerator,Stove(s),Washer/Dryer,Window Coverings
Int Feat: Ceiling Fan(s),Chandelier,Granite Counters,Kitchen Island,No Animal Home,No Smoking Home,Open Floorplan,Pantry,Separate Entrance,Wired for Sound
Utilities:

Room Information

Table with columns: Room, Level, Dimensions, Room Legal/Tax/Financial, Level, Dimensions

Title: Fee Simple
Legal Desc: 1210834

Zoning: R-G

Remarks

Pub Rmks: Welcome to your dream home! This stunning 3069 sq ft house offers the perfect blend of luxury and functionality. With 7 bedrooms, including two master suites

with ensuite bathrooms there's plenty of space for everyone. The main floor boasts an open-to-above design, creating a spacious and airy feel. A gourmet kitchen with granite countertops, built-in stainless steel appliances, upgraded cabinets, and a spice kitchen will delight any chef. Enjoy separate living and family areas, a formal dining room, a den for added versatility, and a convenient main floor full bathroom. The family room is a true showstopper, featuring a beautiful entertainment unit with a cozy fireplace, perfect for gathering with loved ones. Step outside onto the expansive patio deck, ideal for entertaining guests or simply enjoying the fresh air. Upstairs, you'll find four bedrooms, two master bedrooms with own ensuite bathrooms, plus an extra bathroom for added convenience. A spacious loft provides additional living space, perfect for a home office, play area, or cozy reading nook. The fully finished illegal basement suite features three bedrooms, a kitchen, a living area, and a separate entrance, perfect for a growing family or guests. For added convenience, the home boasts a double attached garage, providing ample parking and storage space. Step outside and enjoy the beautiful backyard backing onto a park/green space, offering a tranquil escape. This luxurious home is conveniently located close to all amenities, making it the perfect place to call home. This home features ample space for both relaxation and entertaining.

Inclusions:
Property Listed By:

n/a
RE/MAX iRealty Innovations

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