

# \$648,900 - 140 Saddlehorn Crescent Ne, Calgary

MLS® #A2247184

**\$648,900**

4 Bedroom, 4.00 Bathroom, 1,749 sqft

Residential on 0.07 Acres

Saddle Ridge, Calgary, Alberta

VERY NICE AND FULLY DEVELOPED TWO-STOREY HOME WITH DOUBLE FRONT ATTACHED GARAGE. MAIN FLOOR HAS SEPERATE LIVING ROOM AND FAMILY ROOM, KITCHEN AND DINING AREA, FIRE-PLACE IN FAMILY ROOM, UPPER FLOOR HAS 3 BEDROOMS PLUS BONUS ROOM, UPPER FLOOR LAUNDRY. MASTER BEDROOM WITH 4 PCE ENSUITE. BASEMENT IS FULLY DEVELOPED WITH REC ROOM, WET BAR, ANOTHER BEDROOM AND 4 PCE BATH. THIS HOME HAS TOTAL OF 4 BEDROOMS AND 3.5 BATHS. GREAT LOCATION WHICH IS CLOSE TO ALL THE AMENITIES LIKE SCHOOLS, SHOPPING. TRANSIT, LRT AND OTHER AMENITIES.

Built in 2001

## Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2247184    |
| Price          | \$648,900   |
| Bedrooms       | 4           |
| Bathrooms      | 4.00        |
| Full Baths     | 3           |
| Half Baths     | 1           |
| Square Footage | 1,749       |
| Acres          | 0.07        |
| Year Built     | 2001        |
| Type           | Residential |



|          |          |
|----------|----------|
| Sub-Type | Detached |
| Style    | 2 Storey |
| Status   | Active   |

### Community Information

|             |                            |
|-------------|----------------------------|
| Address     | 140 Saddlehorn Crescent Ne |
| Subdivision | Saddle Ridge               |
| City        | Calgary                    |
| County      | Calgary                    |
| Province    | Alberta                    |
| Postal Code | T3J 4M1                    |

### Amenities

|                |                        |
|----------------|------------------------|
| Parking Spaces | 4                      |
| Parking        | Double Garage Attached |
| # of Garages   | 2                      |

### Interior

|                   |                                                                                       |
|-------------------|---------------------------------------------------------------------------------------|
| Interior Features | Kitchen Island, No Animal Home, No Smoking Home                                       |
| Appliances        | Dishwasher, Dryer, Electric Range, Range Hood, Refrigerator, Washer, Window Coverings |
| Heating           | Forced Air                                                                            |
| Cooling           | None                                                                                  |
| Fireplace         | Yes                                                                                   |
| # of Fireplaces   | 1                                                                                     |
| Fireplaces        | Gas                                                                                   |
| Has Basement      | Yes                                                                                   |
| Basement          | Finished, Full                                                                        |

### Exterior

|                   |                                                    |
|-------------------|----------------------------------------------------|
| Exterior Features | Other, Playground                                  |
| Lot Description   | Back Lane, Back Yard, See Remarks, Rectangular Lot |
| Roof              | Asphalt Shingle                                    |
| Construction      | Vinyl Siding, Wood Frame                           |
| Foundation        | Poured Concrete                                    |

### Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | August 9th, 2025 |
| Days on Market | 41               |

Zoning

R-G

Listing Details

Listing Office

MaxWell Capital Realty

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