506, 10060 46 Street NE
Calgary, Alberta

MLS # A2232148

$219,900

Division:	Saddle Ridge
Type:	Residential/Five Plus
Style:	Townhouse

Size:	468 sq.ft.	**Age:**	2023 (2 yrs old)
Beds:	1	**Baths:**	1

Garage:	Stall, Titled
Lot Size:	-
Lot Feat:	Other, Paved

Heating:	Forced Air, Natural Gas	**Water:**	-
Floors:	Carpet, Vinyl Plank	**Sewer:**	-
Roof:	Asphalt Shingle	**Condo Fee:**	$ 100
Basement:	None	**LLD:**	-
Exterior:	Composite Siding, Stone, Wood Frame	**Zoning:**	M-1 d100
Foundation:	Poured Concrete	**Utilities:**	-
Features:	Kitchen Island, Open Floorplan, Pantry, Quartz Counters		

Inclusions:	N/A

This bright and modern 1-bedroom, 1-bathroom ground-floor condo is perfect for first-time buyers, downsizers, or investors. Built in 2023, the home features a stylish kitchen with stainless steel appliances, a spacious island, and plenty of cabinet space—ideal for cooking and entertaining. The open layout offers a comfortable living area, a well-sized bedroom with ample closet space, and a full 4-piece bathroom with contemporary finishes. Enjoy the convenience of in-suite laundry, a private covered patio, and your own titled parking stall. Located in the vibrant community of Savanna in Saddle Ridge, you’re just steps from parks, shopping, dining, schools, and public transit—including nearby LRT access. Quick routes to Stoney Trail, Metis Trail, and the Calgary Airport make commuting a breeze. This move-in-ready home blends style, function, and unbeatable convenience. Book your showing today!