

**171 Saddlemead Green NE
Calgary, Alberta**

MLS # A2269873



\$505,000

Division:	Saddle Ridge		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,248 sq.ft.	Age:	2001 (24 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Off Street		
Lot Size:	0.07 Acre		
Lot Feat:	Back Lane, Back Yard, Landscaped, Lawn, Level, Rectangular Lot		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	Kitchen Island		

Inclusions: none

VERY NEAT AND CLEACN GORGEOUS FAMILY HOME.SOME OF THE FEATURES ARE 3 BEDROOMS ON THE UPPER LEVEL.2.5 BATHS AND IS IDEALLY LOCATED WITHIN WALKING DISTANCE TO SCOOLS,PARK,,PLAYGROUND,SHOPPING AND TRANSIT.THE COZY LIVING ROOMS FEATURES FULL BAY WINDOW WITH LARGE WINDOWS AND EXTENDS THE SAME TO THE MASTER BEDROOM ABOVE,2 MORE BEDROOMS AND FULL BATH COMPLETE THE UPPER LEVEL.KITCHEN WITH STAINLESS STEEL APPLIANCES AND A CENTER ISLAND WITH EATING BAR..THE PARTIALLY FINISHED BASEMENT WITH 4 PCE BATH..IT IS VACANT FOR QUICK POSSESSION AND VERY EASY TO SHOW ANY TIME.