

**301, 92 Saddletree Court NE  
Calgary, Alberta**

**MLS # A2286818**



## \$239,888

<b>Division:</b>	Saddle Ridge		
<b>Type:</b>	Residential/Low Rise (2-4 stories)		
<b>Style:</b>	Apartment-Single Level Unit		
<b>Size:</b>	762 sq.ft.	<b>Age:</b>	2008 (18 yrs old)
<b>Beds:</b>	2	<b>Baths:</b>	1
<b>Garage:</b>	Underground		
<b>Lot Size:</b>	-		
<b>Lot Feat:</b>	-		

<b>Heating:</b>	Hot Water	<b>Water:</b>	-
<b>Floors:</b>	Ceramic Tile, Vinyl Plank	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	\$ 679
<b>Basement:</b>	-	<b>LLD:</b>	-
<b>Exterior:</b>	Concrete, Stone, Vinyl Siding, Wood Frame	<b>Zoning:</b>	M-1 d75
<b>Foundation:</b>	-	<b>Utilities:</b>	-
<b>Features:</b>	Quartz Counters, Vinyl Windows		

**Inclusions:** N/A

Charm meets convenience in this delightful apartment. Step into a world of warmth and comfort as you enter the open-concept living space, perfect for creating lasting memories with your family and loved ones. This is a top unit, professionally renovated. It features two spacious bedrooms and one full washroom. Further, the unit feature a modern kitchen and very spacious living room with plenty of natural light. This beautifully designed unit also features a private balcony, perfect for outdoor relaxation. Don't miss out this beautiful modern living at its finest, come check it out. Your dream home awaits!