



GRASSROOTS
REALTY GROUP

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26 Saddlemead Close NE
Calgary, Alberta

MLS # A2279764



\$474,900

Division:	Saddle Ridge		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,232 sq.ft.	Age:	2001 (25 yrs old)
Beds:	3	Baths:	1 full / 1 half
Garage:	Off Street		
Lot Size:	0.07 Acre		
Lot Feat:	Back Yard, Rectangular Lot		

Heating: Forced Air, Natural Gas

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: Laminate Counters, No Smoking Home, Open Floorplan, Pantry, Walk-In Closet(s)

Inclusions: N/A

Welcome to 26 Saddlemead Close NE! Ideally located in the heart of Saddle Ridge, this well maintained two storey home offers exceptional convenience with quick access to nearby amenities, schools, public transit, the LRT station, and Calgary International Airport. Featuring 3 bedrooms and 2 bathrooms, this home offers just under 1,300 sq. ft. of thoughtfully designed living space. The functional layout is perfect for everyday living and entertaining, with bright, welcoming spaces throughout. Step outside to enjoy the spacious backyard ideal for summer gatherings, kids, or future landscaping possibilities. A great opportunity for first time buyers, growing families, or investors looking for a home in a well connected and family friendly community.