

**148 Saddlecrest Circle NE**  
**Calgary, Alberta**

**MLS # A2223926**



**\$966,999**

<b>Division:</b>	Saddle Ridge		
<b>Type:</b>	Residential/House		
<b>Style:</b>	2 Storey		
<b>Size:</b>	2,612 sq.ft.	<b>Age:</b>	2021 (4 yrs old)
<b>Beds:</b>	7	<b>Baths:</b>	5
<b>Garage:</b>	Double Garage Attached		
<b>Lot Size:</b>	0.08 Acre		
<b>Lot Feat:</b>	Back Yard, City Lot		

<b>Heating:</b>	Forced Air, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Ceramic Tile, Vinyl	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Separate/Exterior Entry, Finished, Full, Suite	<b>LLD:</b>	-
<b>Exterior:</b>	Vinyl Siding, Wood Frame	<b>Zoning:</b>	R-G
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Built-in Features, Double Vanity, Granite Counters, Kitchen Island, No Smoking Home, Pantry, Separate Entrance, Walk-In Closet(s)		

**Inclusions:** NA

: Welcome to this beautiful Two Storey fully upgraded house with 2 BEDROOM LEGAL SUITE in Saddleridge, Calgary on CONVENTIONAL LOT. . | 7 BEDROOMS | 5 BATHROOMS | MAIN FLOOR BEDROOM / OFFICE | 2 SEPARATE LIVING AREAS | SPICE KITCHEN | DUAL PRIMARY BEDROOMS | 9 FT BASEMENT CEILING WITH SEPARATE ENTRANCE | DOUBLE ATTACHED GARAGE . High-end finishes and thoughtful upgrades throughout. You will be welcomed with an open concept layout with a living area at front and an adjoining Formal Dining area. Also, you will find one office/room and a Full Washroom on the main floor. Main kitchen comes with BUILT-IN -APPLIANCES and has ample cabinet space with SPICE kitchen. The kitchen features a lovely island with an additional breakfast area as well Spacious family room comes with featured wall. Upstairs you will get 2 oversized primary bedrooms with their own 5- & 4 piece upgraded ensuite, walk-in-closets (with ALREADY BUILT CLOSET ORGANIZER) .The upper level has 2 additional bedrooms that share a common 4 piece bathroom. This property comes with an 2 BEDROOM LEGAL basement suite that has its own separate entrance. Close to all amenities, Schools, Playgrounds, Restaurants and Grocery Stores. Come and start living the dream!