

# \$665,000 - 48 Saddleback Way Ne, Calgary

MLS® #A2253038

## \$665,000

4 Bedroom, 3.00 Bathroom, 1,156 sqft  
Residential on 0.10 Acres

Saddle Ridge, Calgary, Alberta

This move-in ready 4-bedroom, 3.5-bath home shines with modern updates and a fantastic location. The main floor features an open-concept layout with a bright living space, upgraded kitchen with quartz countertops, stainless steel appliances, and a spacious dining area leading to a large deck. Upstairs offers a sunny primary suite with walk-in closet and ensuite, plus two more generous bedrooms and a full bath. The fully finished basement adds extra living space with a recreation area, bedroom, and full bath—ideal for family or guests. Outside, enjoy a landscaped yard, fenced for privacy, and a double attached garage for convenience. Walking distance to LRT, schools, parks, and shopping—this home truly has it all!



Built in 2000

### Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2253038    |
| Price          | \$665,000   |
| Bedrooms       | 4           |
| Bathrooms      | 3.00        |
| Full Baths     | 3           |
| Square Footage | 1,156       |
| Acres          | 0.10        |
| Year Built     | 2000        |
| Type           | Residential |

|          |          |
|----------|----------|
| Sub-Type | Detached |
| Style    | 2 Storey |
| Status   | Active   |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 48 Saddleback Way Ne |
| Subdivision | Saddle Ridge         |
| City        | Calgary              |
| County      | Calgary              |
| Province    | Alberta              |
| Postal Code | T3J 4K4              |

### Amenities

|                |                        |
|----------------|------------------------|
| Parking Spaces | 4                      |
| Parking        | Double Garage Attached |
| # of Garages   | 2                      |

### Interior

|                   |                                                  |
|-------------------|--------------------------------------------------|
| Interior Features | Vinyl Windows                                    |
| Appliances        | Dishwasher, Dryer, Elect<br>Refrigerator, Washer |
| Heating           | Forced Air                                       |
| Cooling           | Central Air                                      |
| Has Basement      | Yes                                              |
| Basement          | Finished, Full                                   |

### Exterior

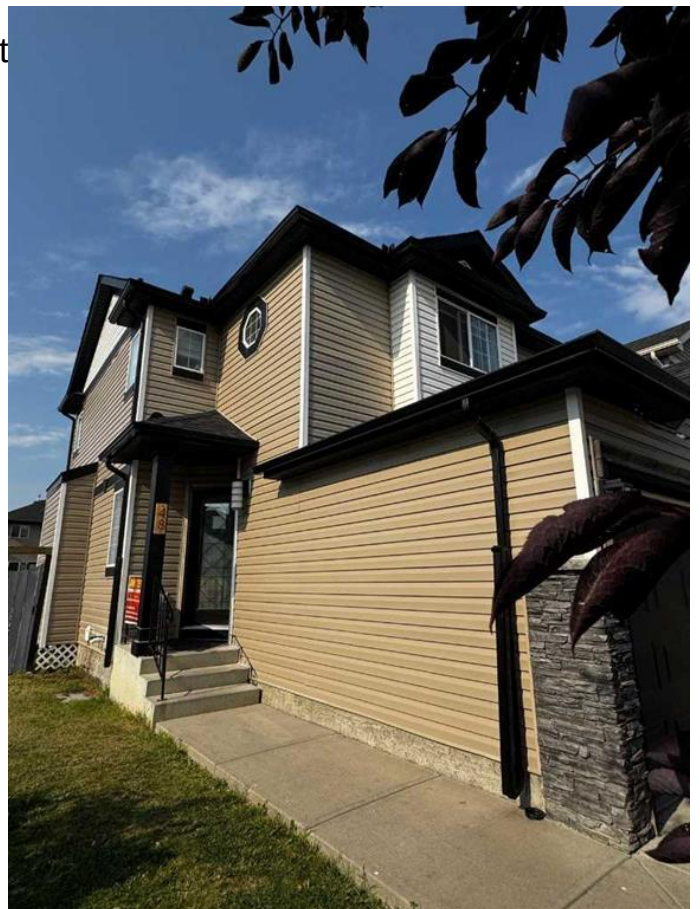
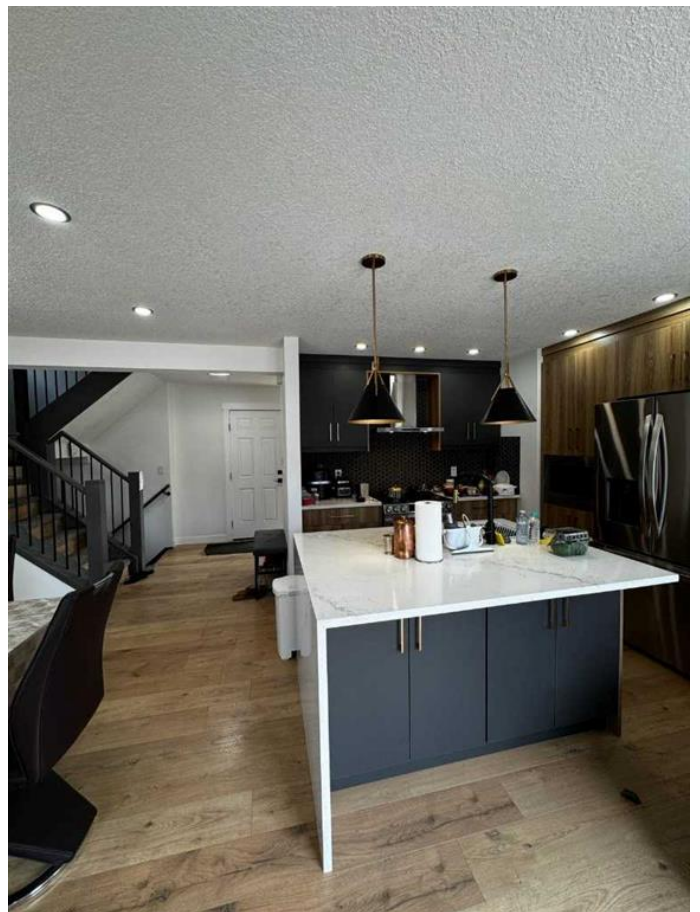
|                   |                 |
|-------------------|-----------------|
| Exterior Features | Private Yard    |
| Lot Description   | Corner Lot      |
| Roof              | Asphalt Shingle |
| Construction      | Wood Frame      |
| Foundation        | Poured Concrete |

### Additional Information

|                |                     |
|----------------|---------------------|
| Date Listed    | September 2nd, 2025 |
| Days on Market | 12                  |
| Zoning         | R-G                 |

### Listing Details

|                |             |
|----------------|-------------|
| Listing Office | PREP Realty |
|----------------|-------------|



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