



\$ 194,900.00

## 403 5 SADDLESTONE WAY NE CALGARY

<https://paulbrinton.com>

Fabulous opportunity for first-time homebuyers/ Investors to own a cash flow property in the most sought-after community of Saddleridge NE. The top-floor well-kept apartment just across the lake/ park/ market / Tim Horton and a walking distance to LRT is awaiting for you to make it home. This unit has...

- 2 beds
- 2 baths
- Apartment
- Residential
- Active

Image not found or type unknown



## BASIC FACTS

**Style:** Low-Rise(1-4)

**MLS ® #:** A1153500

**Type:** Apartment

**Bedrooms:** 2

**Status:** Active

**Year built:** 2014

**Parking:** Insulated, Titled, Underground

**Post Updated:** 2021-10-10 00:13:12

**Bathrooms:** 2

**Bedrooms Above Grade:** 2

**Date added:** 10/09/21

**Area:** 0.00 sq ft

**County Or Parish:** Calgary

**CONDO TYPE:** Conventional

## PROPERTY FEATURES

**Total Parking:** 1

**Association Amenities:** Elevator(s), Snow Removal, Visitor Parking

**Exterior Features:** Other

**Cooling:** Other

**Interior Features:** Kitchen Island, Low Flow Plumbing Fixtures, No Animal Home, No Smoking Home, Pantry, Vinyl Windows

**Heating Type:** In Floor, Natural Gas

**Flooring:** Carpet, Vinyl

**Community Features:** Lake, Park, Schools Nearby, Sidewalks, Street Lights, Shopping Nearby

**District:** CAL Zone NE

**Inclusions:** -

**Roof Type:** Asphalt Shingle

## PROPERTY INFORMATION

**Basement:** None

**Laundry features:** In Unit, Laundry Room

**Transaction Type:** For Sale

**Levels:** Multi Level Unit

**Zoning:** Multi family

**List Price Square Foot:** \$ 246.15



**Title Land:** Fee Simple

**Rooms Above Grade:** 5

**Unit Number:** 403

**Suite:** No

**Appliances:** Dishwasher,Electric  
Stove,Microwave Hood  
Fan,Refrigerator,Washer/Dryer

**Subdivision Name:** Saddle Ridge

**Restrictions:** None Known

**Photo Count:** 30

**Unit Exposure:** N

**Construction Materials:** Concrete,Post &  
Beam

**Foundation:** Poured Concrete

**Living Area SF:** 791.80

**Structure Type:** Low Rise (2-4 stories)

