\$874,900 - 131 Savanna Parade Ne, Calgary

MLS® #A2219915

\$874,900

6 Bedroom, 4.00 Bathroom, 2,348 sqft Residential on 0.07 Acres

Saddle Ridge, Calgary, Alberta

This beautifully crafted two-story 4 bedrooms home with a fully finished two-bedroom basement presents an enticing opportunity for anyone seeking a luxurious and convenient living space. Boasting approximately 3339 square feet of living area, this immaculate home is located in a very convenient area, within walking distance to Savanna Bazar, a playground, and a school. Upon arrival, you are welcomed by the exterior charm of the property, featuring a south-facing backyard with storage room, a double front attached heated garage, and an extended driveway that can accommodate parking for two cars in the garage and three additional vehicles on the driveway. Stepping inside, you are greeted by a grand entrance with a spacious walk-in closet. The main floor features 10-foot ceilings and offers a stunning kitchen equipped with high-end stainless steel appliances. (New Built-in Microwave & Built-in Oven) Adjacent to the kitchen is a cozy breakfast nook and a generously sized family room. There is also a formal dining Room and a Den that can serve as a second living room. The upstairs area features a master bedroom that is sure to capture one's attention with its grandeur. With large windows on the south side, the room is flooded with abundant natural sunlight, creating a warm and inviting atmosphere. This design not only enhances the aesthetic appeal of the room but also provides a sense of openness and airiness. The master bedroom also includes a generous walk-in closet,







providing ample storage space for belongings. Furthermore, the master bedroom is equipped with a modern 4-piece ensuite, adding a touch of luxury and sophistication to the space. Apart from the master bedroom, the property features three more bedrooms, and a bonus room. Imagine a house that not only boasts three additional bedrooms but also features a generously sized 2 bedroom basement that includes its own separate entrance. Such a property promises endless possibilities and a wealth of opportunities for both comfort and functionality.

Built in 2016

Essential Information

MLS® # A2219915 Price \$874,900

Bedrooms 6

Bathrooms 4.00

Full Baths 3 Half Baths 1

Square Footage 2,348 Acres 0.07

Year Built 2016

Type Residential Sub-Type Detached

Style 2 Storey

Status Active

Community Information

Address 131 Savanna Parade Ne

Subdivision Saddle Ridge

City Calgary
County Calgary
Province Alberta
Postal Code T3J0V8

Amenities

Parking Spaces 4

Parking Double Garage Attached, Heated Garage

of Garages 2

Interior

Interior Features Granite Counters, Kitchen Island, See Remarks

Appliances Built-In Oven, Built-In Range, Dishwasher, Electric Range, Garage

Control(s), Range Hood, Refrigerator, Washer/Dryer

Heating Fireplace(s), Other

Cooling None
Fireplace Yes
of Fireplaces 1

Fireplaces Gas
Has Basement Yes

Basement Finished, Full, Suite, Walk-Up To Grade

Exterior

Exterior Features Private Yard, Storage

Lot Description Back Yard

Roof Asphalt Shingle

Construction Concrete, Vinyl Siding, Wood Frame

Foundation Other

Additional Information

Date Listed May 9th, 2025

Days on Market 3

Zoning R-G

Listing Details

Listing Office URBAN-REALTY.ca

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