

# \$679,900 - 235 Saddlestone Grove Ne, Calgary

MLS® #A2256818

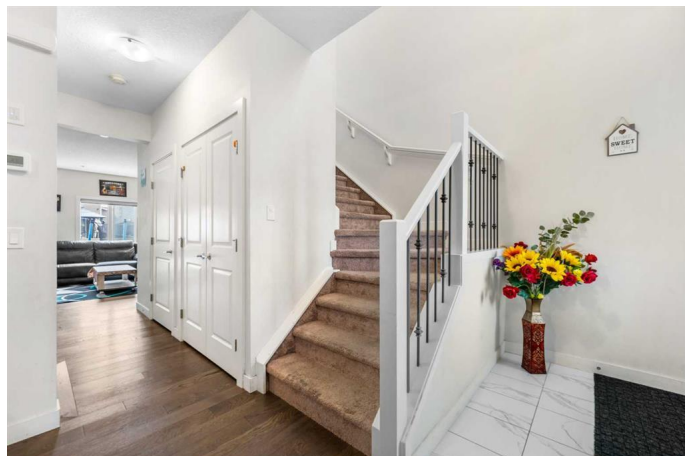
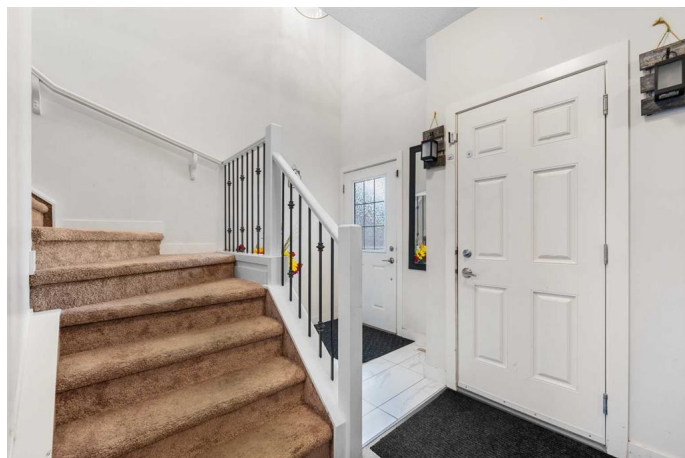
**\$679,900**

3 Bedroom, 3.00 Bathroom, 1,867 sqft

Residential on 0.07 Acres

Saddle Ridge, Calgary, Alberta

Gorgeous Family Home | 1,867 SqFt | 3 Beds | 2.5 Baths | Open Floor Plan | Expansive Living Space | Full Height Cabinets | Stainless Steel Appliances | Kitchen Island | Barstool Seating | Pantry | Large Windows | Ample Natural Light | Gas Fireplace | Main Level Laundry | Upper Level Bonus Room | Side Entry to Basement | Unfinished Basement | Large Backyard | Patio | Fully Fenced | Double Attached Garage | Driveway | Incredible Location | Near CBE Hugh A Bennet School, Parks & Walking Paths. Welcome to this gorgeous 2-storey family home boasting 1,867 SqFt throughout the main and upper levels with an additional 724 SqFt in the unfinished basement. The front door opens to a foyer and the front living room. The living room is a great space to enjoy socializing with your friends and family as you host! The open floor plan kitchen, dining and family rooms with high ceilings, recessed lighting and large windows amplifies the space in this home. The kitchen is outfitted with full height cabinets, stainless steel appliances, quartz countertops and a corner pantry. The kitchen island with a barstool seating area is the perfect place to enjoy small meals or socialize while you cook! The dining room has sliding glass doors that lead to the backyard with a patio for outdoor dining! The family room has large windows that overlook the backyard and has a gas fireplace with a floor to ceiling tile accent wall behind. The main level is complete with a hall laundry and a 2pc bath. Upstairs holds 3 bedrooms, 2 full



bathrooms and a bonus room. The primary bedroom is expansive with a walk-in closet and a private 4pc ensuite bath. The ensuite has a deep soaking tub, walk-in shower and a single vanity with storage below. Bedrooms 2 & 3 are both a great size and share the 4pc bath with a tub/shower combo. The bonus room is a great addition to your family's entertainment space. Downstairs, the unfinished basement has a separate side entry making any future development easy! Outside the home is a fully fenced backyard with a great lawn space and concrete patio for a dining set. The front double attached garage and driveway allow for 4 vehicles to be parked at any time plus street parking is readily available too. This home is surrounded by amenities; the CBE Hugh A Bennet School, parks, playgrounds and walking paths are all minutes away. Hurry and book your showing at this incredible family home today!

Built in 2018

**Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2256818    |
| Price          | \$679,900   |
| Bedrooms       | 3           |
| Bathrooms      | 3.00        |
| Full Baths     | 2           |
| Half Baths     | 1           |
| Square Footage | 1,867       |
| Acres          | 0.07        |
| Year Built     | 2018        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

**Community Information**

|         |                          |
|---------|--------------------------|
| Address | 235 Saddlestone Grove Ne |
|---------|--------------------------|

|             |              |
|-------------|--------------|
| Subdivision | Saddle Ridge |
| City        | Calgary      |
| County      | Calgary      |
| Province    | Alberta      |
| Postal Code | T3J 0N8      |

### Amenities

|                |                                                                 |
|----------------|-----------------------------------------------------------------|
| Parking Spaces | 4                                                               |
| Parking        | Double Garage Attached, Driveway, Garage Faces Front, On Street |
| # of Garages   | 2                                                               |

### Interior

|                   |                                                                                                                                               |
|-------------------|-----------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Granite Counters, High Ceilings, Kitchen Island, Open Floorplan, Pantry, Recessed Lighting, Separate Entrance, Soaking Tub, Walk-In Closet(s) |
| Appliances        | Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer, Window Coverings                           |
| Heating           | Forced Air                                                                                                                                    |
| Cooling           | None                                                                                                                                          |
| Fireplace         | Yes                                                                                                                                           |
| # of Fireplaces   | 1                                                                                                                                             |
| Fireplaces        | Gas                                                                                                                                           |
| Has Basement      | Yes                                                                                                                                           |
| Basement          | Exterior Entry, Full, Unfinished                                                                                                              |

### Exterior

|                   |                                                                 |
|-------------------|-----------------------------------------------------------------|
| Exterior Features | Lighting, Private Yard, Rain Gutters                            |
| Lot Description   | Back Yard, Interior Lot, Lawn, Rectangular Lot, Street Lighting |
| Roof              | Asphalt Shingle                                                 |
| Construction      | Stone, Vinyl Siding, Wood Frame                                 |
| Foundation        | Poured Concrete                                                 |

### Additional Information

|                |                      |
|----------------|----------------------|
| Date Listed    | September 12th, 2025 |
| Days on Market | 49                   |
| Zoning         | R-G                  |

### Listing Details

|                |              |
|----------------|--------------|
| Listing Office | RE/MAX Crown |
|----------------|--------------|

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and

the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.