# \$583,000 - 235 Saddlemead Road Ne, Calgary

MLS® #A2254694

### \$583,000

4 Bedroom, 2.00 Bathroom, 1,124 sqft Residential on 0.15 Acres

Saddle Ridge, Calgary, Alberta

Opportunities like this don't come often. Sitting on one of the largest lots in Saddleridge (Approx. 6,350 sq. ft.), this property offers unmatched space, privacy, and future potential. The oversized backyard gives you endless options â€" imagine building a triple-car garage, a secondary suite above the garage, or using it for business storage, RV parking, or a dream backyard oasis (all subject to City approval). With a storage shed already in place and a parking pad, this lot is truly one-of-a-kind for the neighborhood.

Located in the heart of Saddleridge, you are close to everything you need – Genesis Centre, Saddleridge LRT, schools, parks, and playgrounds are all nearby for ultimate convenience.

The home itself offers approximately 2,148 sq. ft. of living space with soaring ceilings in the bright living room, a functional kitchen with skylight and brand-new stove, plus three bedrooms and a full bathroom on the main level. The lower level features an illegal suite with a large living room, bedroom, office/den, kitchen, and its own laundry – perfect for extended family or guests.

With space, location, and future possibilities all in one, this property is a rare find you won't want to miss.







Built in 2000

#### **Essential Information**

MLS® # A2254694 Price \$583,000

Bedrooms 4
Bathrooms 2.00

Full Baths 2

Square Footage 1,124 Acres 0.15 Year Built 2000

Type Residential
Sub-Type Detached
Style 4 Level Split

Status Active

## **Community Information**

Address 235 Saddlemead Road Ne

Subdivision Saddle Ridge

City Calgary
County Calgary
Province Alberta
Postal Code T3J 4J4

#### **Amenities**

Parking Spaces 4

Parking Off Street, Parking Pad

#### Interior

Interior Features Walk-In Closet(s)

Appliances Dishwasher, Range Hood, Refrigerator, Stove(s), Washer/Dryer

Heating Forced Air

Cooling None
Has Basement Yes

Basement Finished, Full, Exterior Entry, Suite

#### **Exterior**

Exterior Features Storage, Garden

Lot Description Back Lane, Back Yard, Pie Shaped Lot

Roof Asphalt Shingle

Construction Concrete, Vinyl Siding, Other

Foundation Poured Concrete

### **Additional Information**

Date Listed September 5th, 2025

Days on Market 60 Zoning R-G

## **Listing Details**

Listing Office CIR Realty

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