

# \$350,000 - 1214, 681 Savanna Boulevard Ne, Calgary

MLS® #A2241732

**\$350,000**

2 Bedroom, 2.00 Bathroom, 866 sqft

Residential on 0.00 Acres

Saddle Ridge, Calgary, Alberta

Welcome to this bright and spacious 2 bedroom, 2 bathroom CORNER-UNIT condo offering 866 sq ft of modern living space in the vibrant community of Savanna. Built in 2024 by Truman Homes, this stylish home features 9-foot ceilings and luxury vinyl plank flooring throughout. The open-concept layout is flooded with natural light from large south-facing windows and showcases a contemporary kitchen with white quartz countertops, stainless steel appliances, and a large island with seating and sleek pendant lighting. The sunlit living area flows seamlessly onto a private south-facing balcony, perfect for enjoying sunny afternoons. Both bedrooms are generously sized, including a primary bedroom complete with a walk-in closet and a private ensuite bathroom. A second full bathroom and convenient in-unit laundry complete the space.

Enjoy the comfort and convenience of titled underground parking along with access to fantastic building amenities including a fully equipped gym and a recreation room. Located just steps from Savanna Bazaar, shopping, dining, parks, schools, and public transit, this move-in ready home is perfect for first-time buyers, downsizers, or investors alike.

Built in 2024

## Essential Information

MLS® #

A2241732



|                |                   |
|----------------|-------------------|
| Price          | \$350,000         |
| Bedrooms       | 2                 |
| Bathrooms      | 2.00              |
| Full Baths     | 2                 |
| Square Footage | 866               |
| Acres          | 0.00              |
| Year Built     | 2024              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |

### Community Information

|             |                                |
|-------------|--------------------------------|
| Address     | 1214, 681 Savanna Boulevard Ne |
| Subdivision | Saddle Ridge                   |
| City        | Calgary                        |
| County      | Calgary                        |
| Province    | Alberta                        |
| Postal Code | T3J 4B6                        |

### Amenities

|                |                                                                                                                               |
|----------------|-------------------------------------------------------------------------------------------------------------------------------|
| Amenities      | Bicycle Storage, Elevator(s), Fitness Center, Recreation Room, Secured Parking, Snow Removal, Storage, Trash, Visitor Parking |
| Parking Spaces | 1                                                                                                                             |
| Parking        | Titled, Underground, Secured                                                                                                  |

### Interior

|                   |                                                                                                                                                     |
|-------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Recessed Lighting, Stone Counters, Vinyl Windows, Walk-In Closet(s) |
| Appliances        | Dishwasher, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked, Window Coverings                             |
| Heating           | Baseboard                                                                                                                                           |
| Cooling           | None                                                                                                                                                |
| # of Stories      | 4                                                                                                                                                   |

### Exterior

|                   |                                          |
|-------------------|------------------------------------------|
| Exterior Features | Balcony                                  |
| Construction      | Cement Fiber Board, Concrete, Wood Frame |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | July 21st, 2025 |
| Days on Market | 59              |
| Zoning         | M-X2 d111       |

**Listing Details**

|                |           |
|----------------|-----------|
| Listing Office | 2% Realty |
|----------------|-----------|

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