

\$499,900 - 427 Saddlebrook Way Ne, Calgary

MLS® #A2248432

\$499,900

4 Bedroom, 2.00 Bathroom, 1,182 sqft

Residential on 0.07 Acres

Saddle Ridge, Calgary, Alberta

(Back on the market—previous buyer's financing did not go through.) Welcome to Your Dream Home in Saddle Ridge! This beautifully maintained home offers the perfect blend of comfort, style, and convenience. Featuring a new roof, updated sidings, professionally cleaned and fresh paint on the main and upper levels, this home is truly move-in ready.

Step inside to an open floor plan living room with large windows that flood the space with natural light. The modern kitchen is equipped with stainless steel appliances and a brand-new dishwasher (to be installed), making it a perfect space for cooking and entertaining.

Upstairs the primary bedroom includes a spacious walk-in closet and a window AC unit for added comfort. Two additional bedrooms on the upper level share a well-appointed 4-piece bathroom.

The fully finished basement offers even more living space, complete with a 4th bedroom and a large recreation room, ideal for a home office, gym, or family movie nights.

Outside, enjoy the beautifully landscaped front and backyard, perfect for relaxing or entertaining guests. Located in a prime Saddle Ridge location, this home is close to public transportation, the airport, shopping centers,



schools, and playgroundsâ€”everything your family needs is just minutes away. Donâ€™t miss this fantastic opportunity to own a beautiful home in one of Calgaryâ€™s most desirable communities!

Built in 2005

Essential Information

MLS® #	A2248432
Price	\$499,900
Bedrooms	4
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,182
Acres	0.07
Year Built	2005
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	427 Saddlebrook Way Ne
Subdivision	Saddle Ridge
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3J5M7

Amenities

Parking Spaces	4
Parking	Double Garage Detached
# of Garages	2

Interior

Interior Features	No Animal Home, No Smoking Home, Open Floorplan
Appliances	Dishwasher, Dryer, Electric Stove, Refrigerator, Washer, Window

	Coverings, Wall/Window Air Conditioner, Microwave Hood Fan
Heating	Forced Air
Cooling	Window Unit(s)
Has Basement	Yes
Basement	Full

Exterior

Exterior Features	Private Yard, Garden
Lot Description	Back Yard
Roof	Asphalt Shingle
Construction	Concrete, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	August 13th, 2025
Days on Market	86
Zoning	R-G

Listing Details

Listing Office	CIR Realty
----------------	------------

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