

# \$759,900 - 16 Saddletree Close Ne, Calgary

MLS® #A2242599

**\$759,900**

5 Bedroom, 4.00 Bathroom, 1,642 sqft  
Residential on 0.08 Acres

Saddle Ridge, Calgary, Alberta

--\$30,00.00 PRICE DROP-- Welcome to this fully renovated 5-bedroom, 3.5-bathroom home offering 1,642 square feet of beautifully upgraded living space, located in the highly desirable and convenient neighborhood of Northeast Calgary. With a legal 2-bedroom basement suite and a double attached garage, this home is perfect for families, multi-generational living, or anyone looking for a mortgage helper with strong rental potential.

From the moment you step inside, youâ€™™ll be impressed by the grand open-to-below entrance, which floods the foyer with natural light and sets the tone for the spacious and modern interior. The main level has been completely updated with brand-new vinyl plank flooring, fresh paint throughout, and a revamped kitchen featuring quartz countertops, stylish cabinetry, a tiled backsplash, and stainless steel appliances. The spacious living and dining areas are perfect for hosting, while a convenient half-bath completes the main floor.

Upstairs, you'll find three large bedrooms including a primary suite with a walk-in closet and a fully updated ensuite. All bathrooms in the home have been fully renovated with modern fixtures, custom vanities, and sleek tile work.

The legal basement suite offers two generously sized bedrooms, a fully equipped



kitchen, living area, full bathroom, and its own laundry setup – all with private access from a separate side entrance. Whether used as an income-generating rental or private space for family, it adds exceptional value and flexibility to the home.

Step outside to enjoy a low-maintenance exterior – the entire property has been upgraded with concrete poured all around, including walkways, the side yard, and a fully finished backyard. A large deck provides the perfect spot for entertaining or relaxing, and the double attached garage offers both convenience and secure parking.

Located right next to a middle school and just minutes from the Calgary International Airport, this home is surrounded by multiple plazas, grocery stores, restaurants, transit access, and essential amenities. It's a rare opportunity to own a move-in-ready, income-producing property in one of Calgary's most vibrant and well-connected communities.

This one truly has it all – space, style, location, and income potential. Book your private showing today and see the quality and value for yourself!

Built in 2005

**Essential Information**

|                |           |
|----------------|-----------|
| MLS® #         | A2242599  |
| Price          | \$759,900 |
| Bedrooms       | 5         |
| Bathrooms      | 4.00      |
| Full Baths     | 3         |
| Half Baths     | 1         |
| Square Footage | 1,642     |
| Acres          | 0.08      |
| Year Built     | 2005      |

|          |             |
|----------|-------------|
| Type     | Residential |
| Sub-Type | Detached    |
| Style    | 2 Storey    |
| Status   | Active      |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 16 Saddletree Close Ne |
| Subdivision | Saddle Ridge           |
| City        | Calgary                |
| County      | Calgary                |
| Province    | Alberta                |
| Postal Code | T3J5H9                 |

### Amenities

|                |                        |
|----------------|------------------------|
| Parking Spaces | 4                      |
| Parking        | Double Garage Attached |
| # of Garages   | 2                      |

### Interior

|                   |                                                                                                                                                                  |
|-------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Built-in Features, Ceiling Fan(s), Chandelier, Closet Organizers, Kitchen Island, No Smoking Home, Open Floorplan, Separate Entrance, Storage, Walk-In Closet(s) |
| Appliances        | Dishwasher, Electric Stove, Microwave, Range Hood, Refrigerator, Washer/Dryer, Window Coverings                                                                  |
| Heating           | Floor Furnace, Natural Gas                                                                                                                                       |
| Cooling           | Full                                                                                                                                                             |
| Fireplace         | Yes                                                                                                                                                              |
| # of Fireplaces   | 1                                                                                                                                                                |
| Fireplaces        | Electric                                                                                                                                                         |
| Has Basement      | Yes                                                                                                                                                              |
| Basement          | Exterior Entry, Finished, Full, Suite                                                                                                                            |

### Exterior

|                   |                                                |
|-------------------|------------------------------------------------|
| Exterior Features | Other, Private Entrance, Private Yard, Storage |
| Lot Description   | Landscaped, Low Maintenance Landscape          |
| Roof              | Shingle                                        |
| Construction      | Concrete, Vinyl Siding, Wood Frame             |
| Foundation        | Poured Concrete                                |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | July 24th, 2025 |
| Days on Market | 31              |
| Zoning         | R-G             |

### **Listing Details**

|                |                 |
|----------------|-----------------|
| Listing Office | URBAN-REALTY.ca |
|----------------|-----------------|

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