

\$389,900 - 207, 10060 46 Street Ne, Calgary

MLS® #A2207852

\$389,900

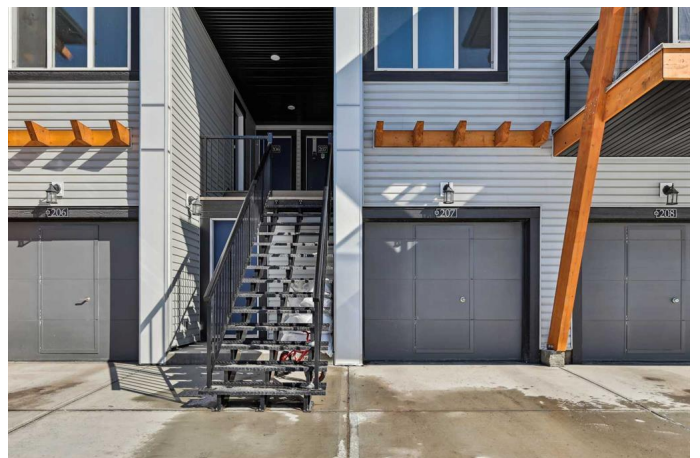
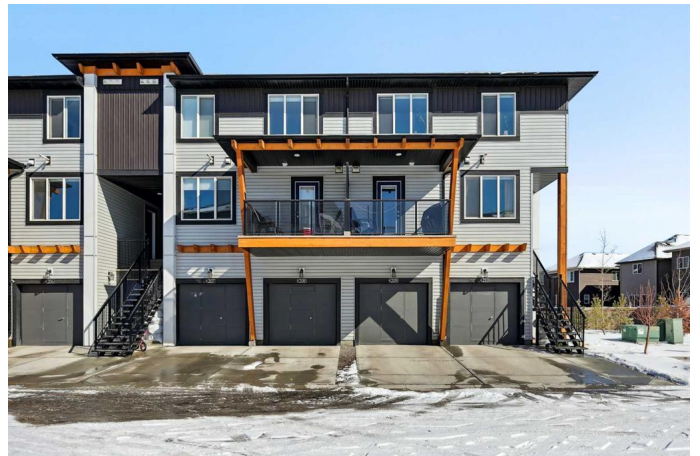
2 Bedroom, 3.00 Bathroom, 911 sqft
Residential on 0.00 Acres

Saddle Ridge, Calgary, Alberta

Welcome to this 2023 built AFFORDABLE townhouse with LOW CONDO FEES & a SINGLE ATTACHED GARAGE in the heart of Saddle Ridge, arguably one of NE Calgary's most sought after townhouse complexes with a great location that is nestled along Savanna Blvd providing easy access to Metis Trail, Stoney Trail, Costco, a future LRT/train station nearby, shopping, restaurants, playgrounds, schools & CrossIron Mills Shopping Centre. This 2 bedroom/ 2.5 bathroom home features modern vinyl plank flooring, in unit laundry, tons of natural sunlight, quartz countertops, a modern kitchen with a sleek subway tile backsplash & stainless steel appliances. The OPEN CONCEPT main level greets you with an optimal layout seamlessly connecting the living room to the dining room, kitchen, half bathroom, laundry closet & access to the garage. The large upper level primary bedroom retreat features a 3 pc ensuite bathroom. Down the hall is the second bedroom that is conveniently located next to the 4 pc full bathroom. This is a well maintained complex in a great location that is PET FRIENDLY (upon board approval) that does not have many units come up for sale, especially at this price point!

Built in 2023

Essential Information



MLS® #	A2207852
Price	\$389,900
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	911
Acres	0.00
Year Built	2023
Type	Residential
Sub-Type	Row/Townhouse
Style	3 Storey
Status	Active

Community Information

Address	207, 10060 46 Street Ne
Subdivision	Saddle Ridge
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3J 2H8

Amenities

Amenities	Parking, Trash, Visitor Parking
Parking Spaces	2
Parking	Single Garage Attached
# of Garages	1

Interior

Interior Features	Breakfast Bar, Kitchen Island, No Smoking Home, Open Floorplan, Quartz Counters, Storage
Appliances	Dishwasher, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Basement	None

Exterior

Exterior Features	Balcony
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Lot Description	Other
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame, Wood Siding
Foundation	Poured Concrete

Additional Information

Date Listed	April 4th, 2025
Days on Market	3
Zoning	M-1

Listing Details

Listing Office	Grassroots Realty Group
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