117 Saddlelake Grove NE

Calgary | Active | MLS® A2315667

$899,900









Bedrooms	Bathrooms	Year Built	Living area
6	**6**	**2012**	**2,845 sq. ft.**

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Listed by Creekside Realty

A closer look

Boasting rare double master suites, a spice kitchen, a main-floor den with a full bath, and a lucrative two-bedroom legal basement suite-offering 6 bedrooms and 6 bathrooms in total-this meticulously maintained two-story home delivers unbelievable value directly across from a scenic playground, complete with central air conditioning for hot summer days. The main floor effortlessly balances elegance and functionality, welcoming you with a high-ceiling formal living and dining room combo that flows into an expansive family room with a cozy fireplace, all anchored by a gourmet main kitchen boasting a premium wall oven, gas range, and beautiful granite countertops that extend throughout the entire house. Upstairs, the grand primary retreat sits behind elegant double doors and features a luxurious 5-piece spa-like ensuite, perfectly complementing a second master bedroom equipped with its own private 4-piece ensuite and walk-in closet; two additional bright bedrooms, a large open loft/living area, a full 4-piece bathroom, and a dedicated laundry room with built-in cabinetry complete this incredibly spacious upper floor. Adding immense income potential or multi-generational utility, the self-contained basement suite enjoys a completely private entrance, two large bedrooms (including a primary room with a private ensuite half-bath), a full bathroom, and its own separate laundry facility. Beautiful window coverings, a central vacuum rough-in, an extra-large driveway leading to a double attached garage, and a fully landscaped backyard complete with a storage shed and a BBQ gas line on the deck round out this remarkable property. Priced to sell and offering unparalleled features, this gem of a home is a rare find-call your favorite Realtor today to schedule your private viewing!

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2315667
Bedrooms	6
Bathrooms	6
Year Built	2012
Property Type:	Residential
Property Sub Type:	Detached
Condo Type:	Not a Condo
Transaction Type:	For Sale
Suite:	Yes
Num Legal Suites:	1
Num Illegal Suites:	0

Home Style:	2 Storey
Total Living Area:	2,845 sq. ft.
Main Level Finished Area:	1,263 sq. ft.
Upper Level Finished Area:	1,582 sq. ft.
Below Grade Finished Area:	1,041 sq. ft.
Acreage:	No
Lot Area:	3,961 sq. ft.
Lot Frontage:	36'1"
Front Exposure:	North
Unit Exposure:	North
Levels:	Two
Total Rooms Above Grade:	10
Year built:	2012 (Age: 14)
Bedrooms:	6 (Above Grd: 4)
Bedrooms Above Grade:	4
Bedrooms Below Grade:	2
Bathrooms:	6.0 (Full:5, Half:1)
Plan:	1210881
Heating:	Central, Natural Gas
Basement:	Full, Finished, Separate/Exterior Entry
Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Stone, Vinyl Siding
Structure Type:	House
Roof:	Asphalt Shingle
Ensuite:	Yes

Flooring:	Carpet, Hardwood, Linoleum
Cooling:	Central Air
Fireplaces:	1
Fireplace Details:	Brick Facing, Family Room, Gas
Garage:	Yes
Garage Spaces:	2
Parking:	Double Garage Attached
Parking Places:	4
Parking Total/Covered:	4 / -
Laundry Features:	Upper Level
City Quadrant:	Northeast
Community:	Saddle Ridge
Appliances:	Built-In Oven, Electric Range, Garage Control(s), Gas Range, Microwave, Range Hood, Refrigerator, Washer/Dryer, Washer/Dryer Stacked, Window Coverings
Inclusions:	All listed as appliances
Restrictions:	None Known
Main Floor	Den · 9'11" × 9'7" ·
Main Floor	Living Room · 16'9" × 14'5" ·
Main Floor	Family Room · 16'7" × 14'4" ·
Main Floor	Dining Room · 16'8" × 10'10" ·
Main Floor	Kitchen With Eating Area · 18'6" × 12'8" ·
Main Floor	Spice Kitchen · 5'11" × 5'11" ·
2nd Floor	Bedroom - Primary · 14' × 13'2" ·
2nd Floor	Bedroom · 15'8" × 14'6" ·
2nd Floor	Bedroom · 10'11" × 10'10" ·
2nd Floor	Bedroom · 12' × 11'10" ·

2nd Floor	Bonus Room · 14'8" × 12'4" ·
2nd Floor	Laundry · 6'5" × 6'4" ·
Basement	Bedroom · 13'6" × 11'7" ·
Basement	Bedroom · 14' × 12'9" ·
Title to Land:	Fee Simple
Community Features:	Other, Playground, Sidewalks, Street Lights
Interior Features:	Central Vacuum, Granite Counters, Separate Entrance
Exterior Features:	Garden, Private Yard
Patio And Porch Features:	Deck
Lot Features:	Landscaped, No Back Lane, Rectangular Lot, See Remarks
Num. of Parcels:	0
Fencing:	Fenced
Region:	Calgary
Zone:	CAL Zone NE
Zoning:	R-G
Listed Date:	May 31, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/117-saddlelake-grove-ne-calgary-a2315667/

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