# 301 15 Saddlestone Way NE

Calgary | Active | MLS® A2344117

**$265,000**









| Bedrooms | Bathrooms | Year Built | Living area |
|---|---|---|---|
| **2** | **2** | **2014** | **888.92 sq. ft.** |

## Your next move starts with a conversation.

**403-830-5152 | tiwana@maltiwana.ca**

Listed by RE/MAX Real Estate (Mountain View)

# A closer look

Spacious 2-bedroom, 2-bathroom corner unit offering 888 sq. ft. of beautifully designed living space on the 3rd floor. With its desirable corner location, this home is filled with natural light and features spectacular views from the large private balcony, perfect for relaxing or entertaining throughout the summer.

The modern open-concept layout is both functional and inviting, featuring a bright living and dining area, a versatile den near the entrance ideal for a home office or reading nook, and in-suite laundry with additional storage. The stylish U-shaped kitchen is equipped with stainless steel appliances, including a built-in dishwasher and microwave, beautiful granite countertops, and ample cabinet and counter space.

The spacious primary bedroom features a private ensuite, while the second bedroom and full bathroom offer flexibility for family, guests, or roommates. Additional features include a heated underground titled parking stall for year-round convenience.

Ideally situated just steps from the tranquil Lakeview at Saddlestone and within walking distance to the Saddletowne LRT Station, Genesis Centre, schools, medical clinics, shopping, grocery stores, Tim Hortons, restaurants, parks, playgrounds, bus stops, and more. Everything you need is right at your doorstep.

Whether you're a first-time home buyer, investor, young professional, or growing family, this beautifully maintained condo offers exceptional value in one of Calgary's most sought-after northeast communities. Don't miss this opportunity; call today to book your private showing!

# Property details

| | |
|---|---|
| **Status** | Active |
| **Prop. Type** | Residential |
| **MLS® Num** | A2344117 |
| **Bedrooms** | 2 |
| **Bathrooms** | 2 |
| **Year Built** | 2014 |
| **Property Type:** | Residential |
| **Property Sub Type:** | Apartment |
| **Condo Type:** | Conventional Condo |
| **Transaction Type:** | For Sale |
| **Suite:** | No |

| | |
|---|---|
| **Num Legal Suites:** | 0 |
| **Num Illegal Suites:** | 0 |
| **Home Style:** | Apartment-Single Level Unit |
| **Total Living Area:** | 888.92 sq. ft. |
| **Condo Fee:** | $529.07 |
| **Condo Fee Includes:** | Common Area Maintenance, Heat, Insurance, Professional Management, Reserve Fund Contributions, Sewer, Snow Removal, Trash, Water |
| **Acreage:** | No |
| **Front Exposure:** | North |
| **Unit Exposure:** | North |
| **Floor Location:** | Other |
| **Entry Level:** | 3 |
| **Stories Total:** | 4 |
| **Levels:** | Single Level Unit |
| **End Unit:** | 1 Common Wall |
| **Total Rooms Above Grade:** | 6 |
| **Year built:** | 2014 (Age: 12) |
| **Bedrooms:** | 2 (Above Grd: 2) |
| **Bedrooms Above Grade:** | 2 |
| **Bedrooms On Main:** | 2 |
| **Bedrooms Below Grade:** | 0 |
| **Bathrooms:** | 2.0 (Full:2, Half:0) |
| **Num Ensuite Baths:** | 1 |
| **Plan:** | 1412846 |
| **Heating:** | Baseboard, Electric |
| **Foundation:** | Poured Concrete |

| | |
|---|---|
| **New Constr.:** | No |
| **Construction Material:** | Brick, Vinyl Siding |
| **Structure Type:** | Low Rise (2-4 stories) |
| **Roof:** | Flat |
| **Ensuite:** | Yes |
| **Flooring:** | Carpet, Linoleum |
| **Cooling:** | None |
| **Fireplaces:** | 0 |
| **Garage:** | No |
| **Parking:** | Heated Garage, Stall, Underground |
| **Parking Places:** | 1 |
| **Parking Total/Covered:** | 1 / - |
| **Laundry Features:** | In Unit, Laundry Room |
| **Condo Fee Frequency:** | Monthly |
| **City Quadrant:** | Northeast |
| **Condo Name:** | Z-name Not Listed |
| **Community:** | Saddle Ridge |
| **Amenities:** | Elevator(s), Parking, Visitor Parking |
| **Appliances:** | Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings |
| **Inclusions:** | Garage FOB |
| **Restrictions:** | None Known |
| **Pets Allowed:** | Restrictions, Call, Yes |
| **Main Floor** | Bedroom · 10'11" × 9'7" · |
| **Main Floor** | Bedroom - Primary · 11'2" × 11'2" · |
| **Main Floor** | Dining Room · 11'7" × 9'5" · |

| | |
|---|---|
| **Main Floor** | Foyer · 13' × 8'3" · |
| **Main Floor** | Kitchen · 13' × 7'11" · |
| **Main Floor** | Living Room · 11'4" × 10'10" · |
| **Title to Land:** | Fee Simple |
| **Community Features:** | Lake, Park, Playground, Pond, Schools Nearby, Shopping Nearby, Sidewalks, Street Lights, Tennis Court(s), Walking/Bike Paths |
| **Interior Features:** | Granite Counters, No Animal Home, No Smoking Home, Vinyl Windows, Walk-In Closet(s) |
| **Exterior Features:** | None |
| **Patio And Porch Features:** | Deck |
| **Num. of Parcels:** | 0 |
| **Region:** | Calgary |
| **Zone:** | CAL Zone NE |
| **Zoning:** | M-2 |
| **Listed Date:** | Sep 09, 2026 |

### Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/301-15-saddlestone-way-ne-calgary-a2344117/

## Tiwana Team | 403-830-5152 | tiwana@maltiwana.ca

Data was last updated November 23, 2026 at 12:05 PM (UTC)

powered by myRealPage.com

Data is supplied by Pillar 9™ MLS® System. Pillar 9™ is the owner of the copyright in its MLS®System. Data is deemed reliable but is not guaranteed accurate by Pillar 9™.

The trademarks MLS®, Multiple Listing Service® 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.

Prepared November 23, 2026. Listing details and availability may change. This brochure is not a contract. Contact the Tiwana Team for current information.