402 10060 46 Street NE

Calgary | Active | MLS® A2350599

$399,990









Bedrooms	Bathrooms	Year Built	Living area
3	**3**	**2023**	**1,347.79 sq. ft.**

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Listed by RE/MAX Crown

A closer look

Gorgeous 3-Storey Townhome | Located in the Heart of Savanna NE | 3 Bedrooms | 2.5 Bathrooms | Sleek & Modern Design | Two Toned Kitchen | Honeycomb Backsplash | Stainless Steel Appliances | Kitchen Breakfast Bar | Open Floor Plan | High Ceilings | Large Windows | Incredible Natural Light | Recessed Lighting | 2 Balconies | Attached Garage. Gorgeous 3-storey townhome located in the heart of Savanna NE, offering 3 bedrooms, 2.5 bathrooms, and a sleek, modern design throughout. The front entry opens to stairs leading up to the bright and spacious main (2nd) level, while entry from the attached garage conveniently bypasses the lower level and also brings you directly to the main living space.

The open-concept main floor is filled with incredible natural light from large windows and features high ceilings and recessed lighting. The kitchen is beautifully finished with sparkling quartz countertops, two-toned cabinetry, stainless steel appliances, and a stylish honeycomb backsplash. A centred breakfast bar with barstool seating provides the perfect spot for casual meals. The kitchen, dining, and living areas flow seamlessly together, creating a welcoming space for both everyday living and entertaining. Just off the living area is access to the first of two balconies-ideal for easy indoor/outdoor cooking and dining during the warmer months. A 2-piece powder room completes this level.

Upstairs, plush carpet leads to three sizeable bedrooms and two full bathrooms. The primary bedroom features a walk-in closet, a 4-piece ensuite, and its own private balcony. Bedrooms 2 and 3 are both generously sized and share a 4-piece bathroom with a tub/shower combo. The conveniently located upper-level hall laundry is tucked away near the bedrooms, maximizing living space while adding everyday functionality.

The single attached garage provides year-round covered parking. Ideally situated with easy access to Metis Trail NE and Airport Trail NE, this home offers a perfect blend of style, comfort, and convenience in a vibrant community.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2350599
Bedrooms	3
Bathrooms	3
Year Built	2023
Property Type:	Residential
Property Sub Type:	Row/Townhouse
Condo Type:	Conventional Condo
Transaction Type:	For Sale

Suite:	No
Num Legal Suites:	0
Num Illegal Suites:	0
Home Style:	3 (or more) Storey
Total Living Area:	1,347.79 sq. ft.
Main Level Finished Area:	658.42 sq. ft.
Condo Fee:	$207.00
Condo Fee Includes:	Common Area Maintenance, Professional Management, Sewer, Snow Removal, Trash
Acreage:	No
Front Exposure:	West
Floor Location:	Other
Entry Level:	1
Levels:	Three Or More
End Unit:	2+ Common Walls, No One Above
Total Rooms Above Grade:	5
Year built:	2023 (Age: 3)
Bedrooms:	3 (Above Grd: 3)
Bedrooms Above Grade:	3
Bedrooms On Main:	0
Bedrooms Below Grade:	0
Bathrooms:	3.0 (Full:2, Half:1)
Num Ensuite Baths:	1
Plan:	2110951
Heating:	Forced Air
Basement:	None

Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Brick, Vinyl Siding, Wood Frame
Structure Type:	Five Plus
Roof:	Asphalt Shingle
Ensuite:	Yes
Flooring:	Carpet, Tile, Vinyl Plank
Cooling:	None
Fireplaces:	0
Garage:	Yes
Garage Spaces:	1
Parking:	Single Garage Attached
Parking Places:	1
Parking Total/Covered:	1 / -
Laundry Features:	Upper Level
Condo Fee Frequency:	Monthly
City Quadrant:	Northeast
Condo Name:	Z-name Not Listed
Community:	Saddle Ridge
Amenities:	Snow Removal, Trash, Visitor Parking
Appliances:	Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer
Inclusions:	N/A
Restrictions:	None Known
Pets Allowed:	Restrictions
Main Floor	Kitchen · 12'11" × 9'3" ·

Main Floor	Living Room · 12'11" × 10'11" ·
Main Floor	Furnace/Utility Room · 5'1" × 3'7" ·
Upper Level	Bedroom · 13' × 8'10" ·
Upper Level	Bedroom · 13' × 9' ·
Upper Level	Bedroom - Primary · 16'5" × 10'6" ·
Title to Land:	Fee Simple
Community Features:	Park, Playground, Schools Nearby, Shopping Nearby, Sidewalks, Street Lights, Walking/Bike Paths
Interior Features:	Quartz Counters
Exterior Features:	Balcony
Patio And Porch Features:	Balcony(s), Front Porch
Lot Features:	Other
Num. of Parcels:	0
Fencing:	Fenced
Region:	Calgary
Zone:	CAL Zone NE
Zoning:	M-1 d100
Listed Date:	Oct 08, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/402-10060-46-street-ne-calgary-a2350599/

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