8365 Saddleridge Drive NE

Calgary | Active | MLS® A2357769

$639,888









Bedrooms	Bathrooms	Year Built	Living area
3	**3**	**2002**	**2,040 sq. ft.**

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Listed by Real Broker

A closer look

Located in the established community of Saddle Ridge, directly across from the Saddlecreek Ponds and an extensive network of walking and biking pathways, this two-storey home offers over 2,000 sq ft of above grade living space, 3 bedrooms, 2.5 bathrooms, and a double attached garage. Upon entering, a spacious tiled foyer leads to a front office, ideal for working from home or studying. The main floor features an open concept layout, with arched openings connecting the kitchen, living, and dining areas. The living room is centred around a gas fireplace with a tiled surround and decorative mantel, while a large window allows natural light to fill the space. The kitchen features light-toned cabinetry, contrasting countertops, a generous island with seating, a corner pantry, and plenty of cupboard and counter space for meal preparation and storage. The adjoining dining area provides ample room for family meals and entertaining, with direct access to the back deck. A two-piece powder room and a convenient main-floor laundry room with access to the attached garage complete this level. Upstairs, an expansive bonus room features a tray ceiling and three windows, providing a separate gathering space for family movie nights, relaxing, or entertaining. The primary bedroom is generously sized and includes a walk-in closet and a private four-piece ensuite with a soaker tub, standalone shower, and glass block window that allows natural light while maintaining privacy. Two additional well-proportioned bedrooms and a four-piece bathroom complete the upper level. The unfinished basement offers excellent potential for future development, with room to create a media room, children's playroom, home gym, or additional bedroom, along with a bathroom rough-in already in place. Outside, the fenced backyard features a raised deck, a grassy area for children and pets to enjoy, and rear alley access. The location is particularly appealing for families, with Peter Lougheed Middle School just steps away and Light of Christ School, Saddle Ridge School, and Nelson Mandela High School all nearby. Enjoy morning walks, bike rides, and time outdoors along the pathways surrounding Saddlecreek Ponds, with numerous parks, playgrounds, and green spaces throughout the community. Saddletowne Crossing offers convenient access to grocery stores, coffee shops, restaurants, medical clinics, and everyday services, while the Saddletowne LRT Station and multiple bus routes are within walking distance. The Genesis Centre provides additional recreational facilities, fitness programs, and community amenities. Quick access to 80 Avenue and Stoney Trail makes commuting throughout Calgary and reaching the Calgary International Airport convenient. With its versatile floor plan, generous living areas, and proximity to everyday amenities, this home is an excellent option for growing families, first-time buyers, and investors alike. Check out the 3D tour and floor plans for a closer look!

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2357769
Bedrooms	3
Bathrooms	3
Year Built	2002
Property Type:	Residential

Property Sub Type:	Detached
Condo Type:	Not a Condo
Transaction Type:	For Sale
Suite:	No
Num Legal Suites:	0
Num Illegal Suites:	0
Home Style:	2 Storey
Total Living Area:	2,040 sq. ft.
Main Level Finished Area:	874 sq. ft.
Upper Level Finished Area:	1,166 sq. ft.
Acreage:	No
Lot Area:	3,659 sq. ft.
Lot Frontage:	36'1"
Front Exposure:	West
Levels:	Two
Total Rooms Above Grade:	8
Year built:	2002 (Age: 24)
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:	0211157
Heating:	Forced Air, Natural Gas
Basement:	Full, Unfinished, None

Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Stone, Vinyl Siding
Structure Type:	House
Roof:	Asphalt Shingle
Ensuite:	Yes
Flooring:	Carpet, Ceramic Tile
Cooling:	None
Fireplaces:	1
Fireplace Details:	Gas, Living Room, Tile
Garage:	Yes
Garage Spaces:	2
Parking:	Double Garage Attached, Driveway, Garage Faces Front
Parking Places:	4
Parking Total/Covered:	4 / -
Laundry Features:	Main Level
City Quadrant:	Northeast
Community:	Saddle Ridge
Appliances:	Dishwasher, Garage Control(s), Microwave, Range Hood, Refrigerator, Stove(s), Washer, Window Coverings
Inclusions:	Dryer "as is"
Restrictions:	None Known
Main Floor	Dining Room · 11'7" × 11'6" ·
Main Floor	Family Room · 14'2" × 13' ·
Main Floor	Kitchen · 11'6" × 10'8" ·
Main Floor	Laundry · 10'1" × 6' ·

Main Floor	Office · 11'6" × 9'5" ·
2nd Floor	Bedroom · 13'5" × 10'3" ·
2nd Floor	Bedroom · 13'9" × 9'10" ·
2nd Floor	Bonus Room · 18'8" × 14'7" ·
2nd Floor	Bedroom - Primary · 14'7" × 12' ·
Title to Land:	Fee Simple
Community Features:	Park, Playground, Schools Nearby, Shopping Nearby, Walking/Bike Paths
Interior Features:	Bathroom Rough-in, Kitchen Island, Laminate Counters, Pantry, Walk-In Closet(s)
Exterior Features:	None
Patio And Porch Features:	Deck
Lot Features:	Back Lane
Num. of Parcels:	0
Fencing:	Fenced
Region:	Calgary
Zone:	CAL Zone NE
Zoning:	R-1N
Listed Date:	Nov 24, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/8365-saddleridge-drive-ne-calgary-a2357769/

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