

# \$520,000 - 124 Savanna Street Ne, Calgary

MLS® #A2209561

**\$520,000**

4 Bedroom, 3.00 Bathroom, 1,650 sqft

Residential on 0.00 Acres

Saddle Ridge, Calgary, Alberta

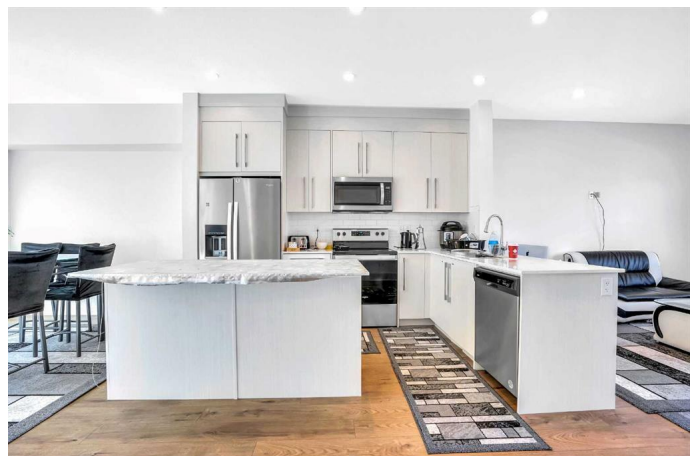
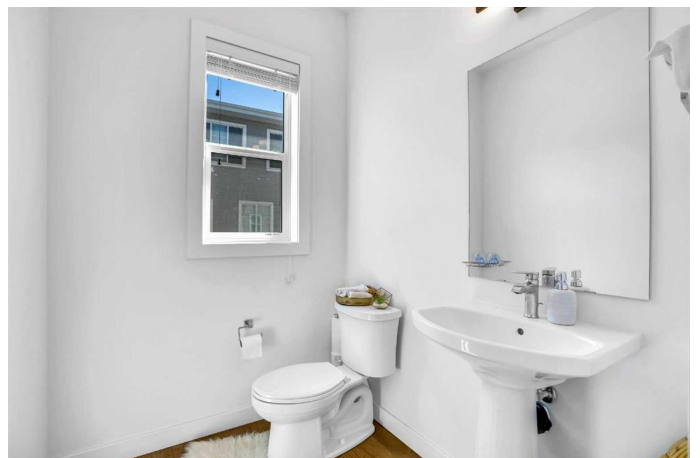
Step into comfort and convenience with this 2022-built executive townhome, nestled in the vibrant and growing community of Savanna in Saddle Ridge. Spanning three spacious levels, this 4-bedroom, 2.5-bath home blends modern design with everyday functionality—ideal for families, professionals, or investors.

The main floor features an open-concept layout with wide-plank flooring, 9-foot ceilings, pot lights, and a sun-drenched west-facing living area that flows effortlessly into a sleek kitchen. Enjoy quartz countertops, ceiling-high cabinets, stainless steel appliances, a generous island, and a pantry. A balcony, half-bath, and mudroom add style and practicality.

Upstairs, the primary suite offers a walk-in closet and an ensuite 4-piece bathroom. Two additional bedrooms share a full 4-piece bath—perfect for kids or guests—while side-by-side laundry and an oversized linen closet maximize convenience.

The ground floor bedroom offers flexibility as a guest room, office, or workout space, flooded with natural light. The heated double attached garage includes extra storage space for seasonal gear or tools.

Enjoy low condo fees and an unbeatable location - steps from Savanna Bazaar,



groceries, schools, parks, and transit, including Saddletown LRT. With quick access to Stoney Trail, Metis Trail, and Airport Trail, commuting is a breeze.

This is more than a home - It's a lifestyle.

Built in 2022

**Essential Information**

|                |               |
|----------------|---------------|
| MLS® #         | A2209561      |
| Price          | \$520,000     |
| Bedrooms       | 4             |
| Bathrooms      | 3.00          |
| Full Baths     | 2             |
| Half Baths     | 1             |
| Square Footage | 1,650         |
| Acres          | 0.00          |
| Year Built     | 2022          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 3 Storey      |
| Status         | Active        |

**Community Information**

|             |                       |
|-------------|-----------------------|
| Address     | 124 Savanna Street Ne |
| Subdivision | Saddle Ridge          |
| City        | Calgary               |
| County      | Calgary               |
| Province    | Alberta               |
| Postal Code | T3N 1B9               |

**Amenities**

|                |                        |
|----------------|------------------------|
| Amenities      | None                   |
| Parking Spaces | 2                      |
| Parking        | Double Garage Attached |
| # of Garages   | 2                      |

**Interior**

|                   |                                                                                                          |
|-------------------|----------------------------------------------------------------------------------------------------------|
| Interior Features | Kitchen Island, Open Floorplan, Walk-In Closet(s)                                                        |
| Appliances        | Dishwasher, Electric Range, Garage Control(s), Microwave, Microwave Hood Fan, Refrigerator, Washer/Dryer |
| Heating           | Forced Air, Natural Gas                                                                                  |
| Cooling           | None                                                                                                     |
| Basement          | None                                                                                                     |

## Exterior

|                   |                                       |
|-------------------|---------------------------------------|
| Exterior Features | None                                  |
| Lot Description   | Landscaped                            |
| Roof              | Asphalt Shingle                       |
| Construction      | Vinyl Siding, Wood Frame, Wood Siding |
| Foundation        | Poured Concrete                       |

## Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | April 24th, 2025 |
| Days on Market | 6                |
| Zoning         | M-X1             |

## Listing Details

|                |            |
|----------------|------------|
| Listing Office | eXp Realty |
|----------------|------------|

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