\$384,900 - 209, 10060 46 Street Ne, Calgary

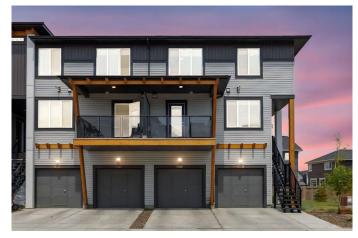
MLS® #A2232144

\$384,900

2 Bedroom, 3.00 Bathroom, 958 sqft Residential on 0.00 Acres

Saddle Ridge, Calgary, Alberta

The "SAVANNA TOWNHOME COMPLEX" is seriously one or the most popular new multi unit residences in the Calgary's Northeast. If a modern, two bedroom, two and a half bath, complete with single attached garage, is on your list, book a showing today. You will surely be Impressed with the tastefully OPEN-CONCEPTBLEND Model. This model is one of the most coveted in the complex. You'll enjoy a quieter space with this END Unit. You have no adjoining suite to the east but rather, as you open your front door, enjoy you elevated view of a park like green space. Modern plank flooring flows through the entire main floor. You'll immediately be impressed with the Chefs style kitchen with breakfast bar, stainless steel appliances, quartz countertops, an abundance of cupboards and counter space complimented by the sleek subway style backsplash. A generous, south facing, elevated deck will become a popular family hangout. 9 foot, main floor ceilings interprets to an abundance of natural light, year round. The thoughtful floor plan includes your 2nd floor laundry pair, just steps from both bedrooms. The Primary bedroom complete with a private four piece ensuite. A couple of unique upgrades the sellers have included are a kitchen area hose bib for easy cleaning up your upper deck along with another installed exclusively in the single attached garage. This is the icing on the cake to the very appealing epoxy painted flooring to help control any road spill. Love where you







live. Savanna is conveniently located only minutes away from major shopping, highways, the Calgary International airport and the Saddleridge LRT station. Live in affordable luxury and with a very LOW monthly Condo fee. Don't let this one pass you by, call your agent to book a showing.

Built in 2023

Essential Information

MLS® # A2232144

Price \$384,900

Bedrooms 2

Bathrooms 3.00

Full Baths 2

Half Baths 1

Square Footage 958

Acres 0.00

Year Built 2023

Type Residential

Sub-Type Row/Townhouse

Style 2 Storey
Status Active

Community Information

Address 209, 10060 46 Street Ne

Subdivision Saddle Ridge

City Calgary
County Calgary
Province Alberta
Postal Code T3J 2H8

Amenities

Amenities None

Parking Spaces 2

Parking Single Garage Attached

of Garages 1

Interior

Interior Features Breakfast Bar, Kitchen Island, No Animal Home, No Smoking Home,

Open Floorplan, Quartz Counters

Appliances Dishwasher, Electric Range, Microwave Hood Fan, Refrigerator,

Washer/Dryer, Window Coverings

Heating Forced Air

Cooling None
Basement None

Exterior

Exterior Features Balcony

Lot Description Backs on to Park/Green Space

Roof Asphalt

Construction Vinyl Siding, Wood Frame, Wood Siding

Foundation Poured Concrete

Additional Information

Date Listed June 18th, 2025

Days on Market 2

Zoning M-1 d100

Listing Details

Listing Office Royal LePage Benchmark

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