

# \$719,900 - 343 Savanna Avenue Ne, Calgary

MLS® #A2241480

**\$719,900**

5 Bedroom, 4.00 Bathroom, 1,819 sqft

Residential on 0.06 Acres

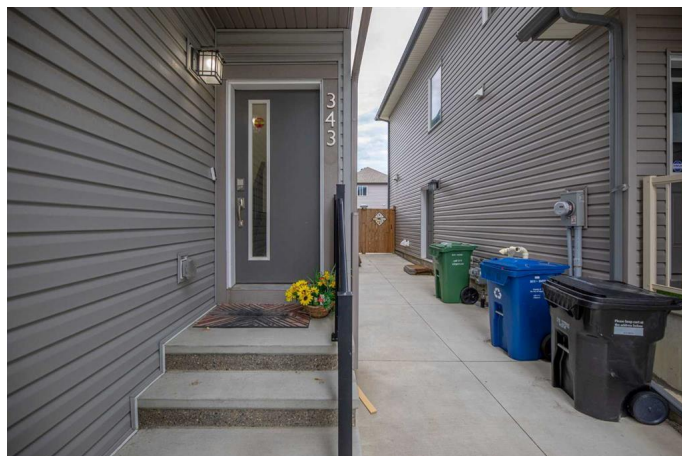
Saddle Ridge, Calgary, Alberta

Situated in Savanna, a charming and well-established neighbourhood in Calgary's Saddleridge, 343 Savanna Ave features a duplex with 3 bedrooms, 2.5 bathrooms, and a separate two-bedroom rental basement with an illegal suite. The home opens into a living room, followed by a dining area, then a spacious family room overlooking a gourmet kitchen equipped with all necessary amenities. Upstairs, there's a bonus room with a metal railing. Double doors lead into the large master bedroom, which boasts an upgraded walk-in closet, a 3-piece en-suite, and two additional spacious bedrooms with walk-in closets, plus another 4-piece bathroom. The backyard offers a deck and a large yard perfect for kids. Central air conditioning ensures comfort during hot summer days. The rental basement includes 2 sizable bedrooms, a full kitchen, and a 4-piece bathroom. Overall, this is an excellent opportunity. Don't delay—contact your favorite realtor today!

Built in 2019

## Essential Information

MLS® #	A2241480
Price	\$719,900
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1



Square Footage	1,819
Acres	0.06
Year Built	2019
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

### **Community Information**

Address	343 Savanna Avenue Ne
Subdivision	Saddle Ridge
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3J 0X4

### **Amenities**

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

### **Interior**

Interior Features	Closet Organizers, Kitchen Island, No Smoking Home, Quartz Counters, Separate Entrance, Vinyl Windows
Appliances	Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Gas Cooktop, Microwave, Range Hood, Refrigerator, Washer, Window Coverings, Convection Oven
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
Has Basement	Yes
Basement	Exterior Entry, Finished, Full

### **Exterior**

Exterior Features	Private Entrance, Private Yard
Lot Description	Back Yard
Roof	Asphalt Shingle

Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

**Additional Information**

Date Listed	July 19th, 2025
Days on Market	10
Zoning	R-G

**Listing Details**

Listing Office	Royal LePage Benchmark
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