

# \$725,000 - 307 Savanna Avenue Ne, Calgary

MLS® #A2213270

## \$725,000

6 Bedroom, 4.00 Bathroom, 1,800 sqft

Residential on 0.08 Acres

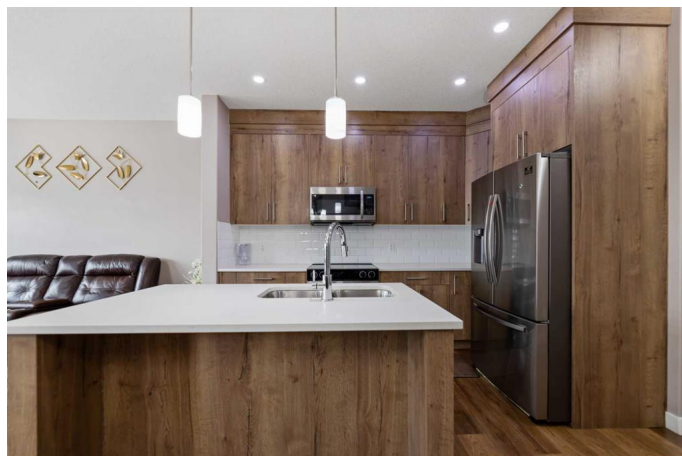
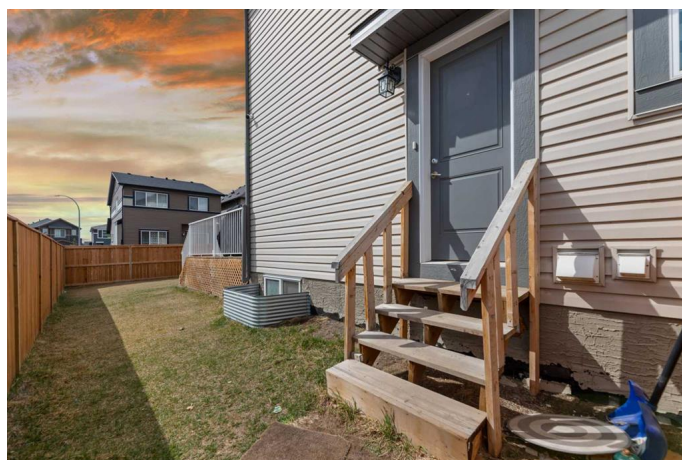
Saddle Ridge, Calgary, Alberta

Welcome to the sought after neighbourhood of Savanna! This home is on a Corner lot and has 6 Bedrooms and 4 Bathrooms including a Bedroom on the Main Floor and a Full Bathroom on the main floor as well as an illegal suite in the basement with Separate Entrance, 2 Bedrooms, Full Bathroom, Kitchen and separate Laundry! The Main floor features a chic Kitchen with a nice size Island and panty. Beside the Main Floor Bedroom is a 3-piece Bathroom with a Shower. The Upper floor has 3 Bedrooms, including a Large master bedroom with a walk-in closet and ensuite. There is also a Bonus room and Landry room. The Developed basement features 2 bedrooms, full bathroom, Kitchen, Laundry and Separate entrance. Call to book your private showing today!

Built in 2020

### Essential Information

MLS® #	A2213270
Price	\$725,000
Bedrooms	6
Bathrooms	4.00
Full Baths	4
Square Footage	1,800
Acres	0.08
Year Built	2020
Type	Residential



Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

### Community Information

Address	307 Savanna Avenue Ne
Subdivision	Saddle Ridge
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3J 0X5

### Amenities

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

### Interior

Interior Features	Double Vanity, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Separate Entrance, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Range, Microwave Hood Fan, Refrigerator, Washer, Washer/Dryer
Heating	Forced Air
Cooling	Central Air
Has Basement	Yes
Basement	Exterior Entry, Finished, Full, Suite

### Exterior

Exterior Features	Lighting
Lot Description	Corner Lot
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	April 19th, 2025
Days on Market	2
Zoning	R-G

### Listing Details

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