

# \$724,900 - 144 Savanna Passage Ne, Calgary

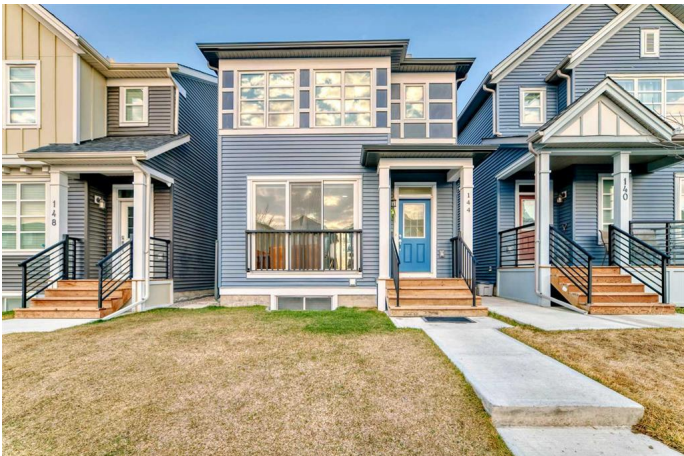
MLS® #A2214581

## \$724,900

5 Bedroom, 4.00 Bathroom, 1,473 sqft  
Residential on 0.06 Acres

Saddle Ridge, Calgary, Alberta

Welcome Home! Here's your chance to own a newer home perfect for creating lasting memories. This stunning property features a side entrance and a fully finished 2-bedroom basement, located in the highly sought-after community of Savanna in Saddle Ridge. Enjoy easy access to all essential amenities, including schools, shopping, grocery stores, the LRT, and major highways. The main floor boasts an open-concept layout, featuring a modern upgraded kitchen with a central island and pantry, a spacious front living room, and a separate dining area ideal for both entertaining and everyday living. Upstairs, you'll find three generously sized bedrooms and two full bathrooms. The primary bedroom includes a private ensuite, while the remaining two bedrooms share a conveniently located common bathroom.



Built in 2022

## Essential Information

MLS® #	A2214581
Price	\$724,900
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,473
Acres	0.06

Year Built	2022
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	144 Savanna Passage Ne
Subdivision	Saddle Ridge
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3J 2J7

### Amenities

Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

### Interior

Interior Features	High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Separate Entrance, Walk-In Closet(s)
Appliances	Dishwasher, Electric Cooktop, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Exterior Entry, Finished, Full

### Exterior

Exterior Features	Playground, Private Yard
Lot Description	Back Lane, Back Yard, Low Maintenance Landscape, Street Lighting, Zero Lot Line
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

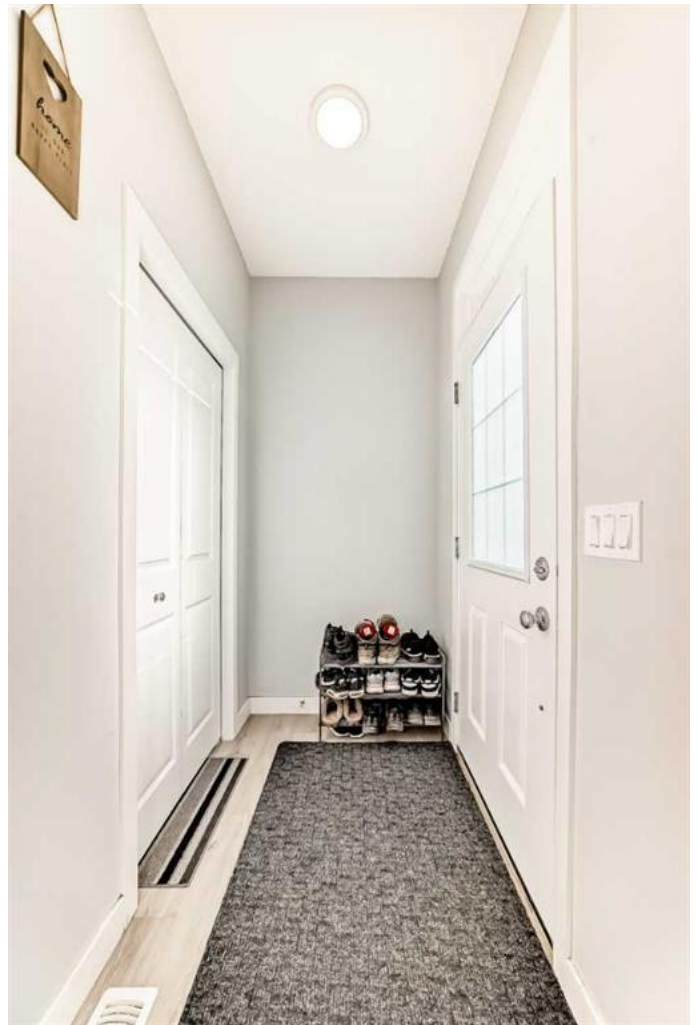
### Additional Information

Date Listed	April 25th, 2025
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Days on Market 52  
Zoning R-G

### **Listing Details**

Listing Office PREP Realty



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