

\$699,900 - 39 Savanna Way Ne, Calgary

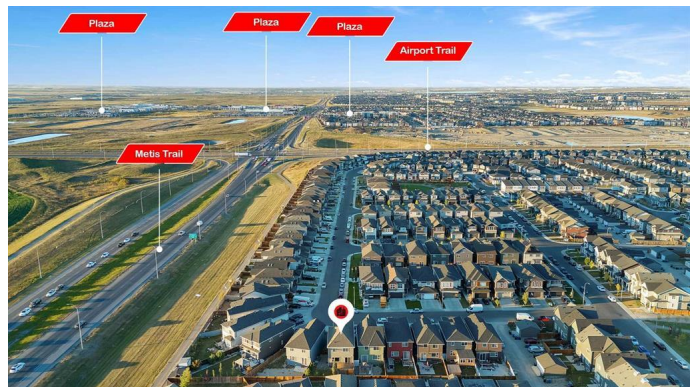
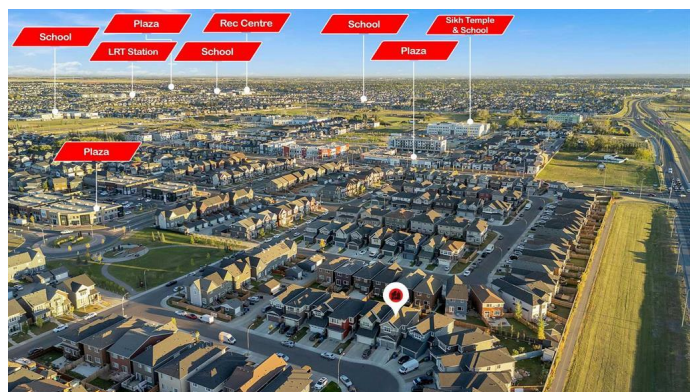
MLS® #A2269708

\$699,900

3 Bedroom, 4.00 Bathroom, 2,013 sqft
Residential on 0.08 Acres

Saddle Ridge, Calgary, Alberta

ATTACHED DOUBLE GARAGE!! FINISHED BASEMENT WITH SEPARATE ENTRANCE & ROUGH-IN FOR KITCHEN + LAUNDRY (POTENTIAL LEGAL SUITE " SUBJECT TO CITY APPROVAL)!! SELLER CAN CONSIDER COMPLETING A BASEMENT BEDROOM!! 2700+ SQFT OF LIVING SPACE!! PERGOLA IN BACKYARD!! 3 BEDROOMS!! 3.5 BATH!! A thoughtful floor plan that balances style and practicality! The main floor offers a spacious living area with big bright windows, a stylish kitchen with island, pantry, and plenty of cabinetry, a dining area with direct access to the backyard. A 2PC BATH completes the main floor. Upstairs features 3 BEDROOMS + OFFICE + HUGE BONUS ROOM. The PRIMARY BEDROOM comes with a walk-in closet and private 3PC ENSUITE BATH. Other 2 BEDROOMS share a 4PC BATH, and the office is perfect for work or study. Convenient UPPER-LEVEL LAUNDRY is right where you need it. The BASEMENT has its OWN SEPARATE ENTRANCE, with a large rec room and another 3PC BATH. Step outside to a beautifully built PERGOLA with seating, privacy greenery, and string lighting"the perfect spot for evening relaxation or entertaining guests. The backyard also includes a lawn area and space to enjoy the outdoors. All this in a prime location close to shopping, schools, and playgrounds. A FAMILY HOME THAT COMBINES COMFORT, FLEXIBILITY, AND A



BACKYARD MADE FOR MEMORIES.

Built in 2019

Essential Information

MLS® #	A2269708
Price	\$699,900
Bedrooms	3
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,013
Acres	0.08
Year Built	2019
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	39 Savanna Way Ne
Subdivision	Saddle Ridge
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3J 0Y8

Amenities

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	Kitchen Island, Open Floorplan, Pantry, See Remarks, Separate Entrance, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Gas Range, Range Hood, Refrigerator, Washer
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes

Basement Full

Exterior

Exterior Features Other
Lot Description Back Yard
Roof Asphalt Shingle
Construction Stone, Vinyl Siding
Foundation Poured Concrete

Additional Information

Date Listed November 7th, 2025
Days on Market 13
Zoning R-G

Listing Details

Listing Office Real Broker

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