

# \$779,900 - 9 Saddlecrest Crescent Ne, Calgary

---

MLS® #A2254772

**\$779,900**

6 Bedroom, 4.00 Bathroom, 2,342 sqft

Residential on 0.08 Acres

Saddle Ridge, Calgary, Alberta

Welcome to 9 Saddlecrest Crescent NE—an upgraded and spacious 2-storey home in the heart of Saddle Ridge with a legal secondary suite and separate entrance! Offering 2,341 sq.ft. RMS above grade plus a finished basement, this property provides over 3,100 sq.ft. of total living space.

The main floor showcases a bright and open layout with renovated kitchen cabinetry (2020s), formal dining and living areas, a cozy family room, and the rare convenience of a full bathroom on the main floor—ideal for multi-generational living. Extensive updates include new hardwood flooring (2020s), a new roof and siding from professionally completed hail repairs, and modern finishes throughout.

Upstairs, you’ll find four generous bedrooms including a large primary with ensuite and walk-in closet, plus a versatile bonus room.

The finished basement features two additional bedrooms, a full bath, a spacious eat-in kitchen, separate laundry, and a private entrance—offering excellent flexibility for extended family or guests.

Additional highlights include a lot size of 342 sq.m. (3,681 sq.ft.) with a 36 ft. frontage, double attached garage, landscaped yard, gas fireplace, and outstanding curb appeal. Ideally located close to schools, parks, shopping,



transit, and major roadways.

Don't miss this Saddle Ridge gem with modern upgrades, a legal suite, and a thoughtful floorplan—book your showing today!

Built in 2006

### Essential Information

MLS® #	A2254772
Price	\$779,900
Bedrooms	6
Bathrooms	4.00
Full Baths	4
Square Footage	2,342
Acres	0.08
Year Built	2006
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	9 Saddlecrest Crescent Ne
Subdivision	Saddle Ridge
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3J0C6

### Amenities

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

### Interior

Interior Features	Ceiling Fan(s), Kitchen Island, No Animal Home, No Smoking Home, Pantry, Separate Entrance, Walk-In Closet(s)
-------------------	---

Appliances Dishwasher, Electric Stove, Refrigerator, See Remarks, V

Heating Forced Air

Cooling None

Fireplace Yes

# of Fireplaces 1

Fireplaces Family Room, Gas

Has Basement Yes

Basement Exterior Entry, Finished, Full,

Exterior

Exterior Features Private Yard

Lot Description Back Lane, Back Yard, Front Behind, Street Lighting

Roof Asphalt Shingle

Construction Stucco, Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed September 5th, 2025

Days on Market 2

Zoning R-G

Listing Details

Listing Office Century 21 Bravo Realty

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.

ListSimple

9 Saddlecrest Cres NE, Calgary - MAIN

Room	Dimensions
Entrance	13'6" x 5'2"
Attached Garage	19'6" x 19'4"
Bathroom 3P	5'5" x 9'5"
Laundry/Storage	6'0" x 5'2"
Living	9'5" x 10'1"
Formal Dining	11'2" x 11'0"
Family Room	13'0" x 11'0"
Kitchen With Eating Area	12'11" x 11'8"
Dining	9'11" x 6'4"
Patio	10'2" x 10'9"

Client: Gaganjot Thind

September 2, 2025

Job #: 067527