

# \$409,900 - 2301, 681 Savanna Boulevard Ne, Calgary

MLS® #A2193662

**\$409,900**

2 Bedroom, 2.00 Bathroom, 1,031 sqft  
Residential on 0.00 Acres

Saddle Ridge, Calgary, Alberta

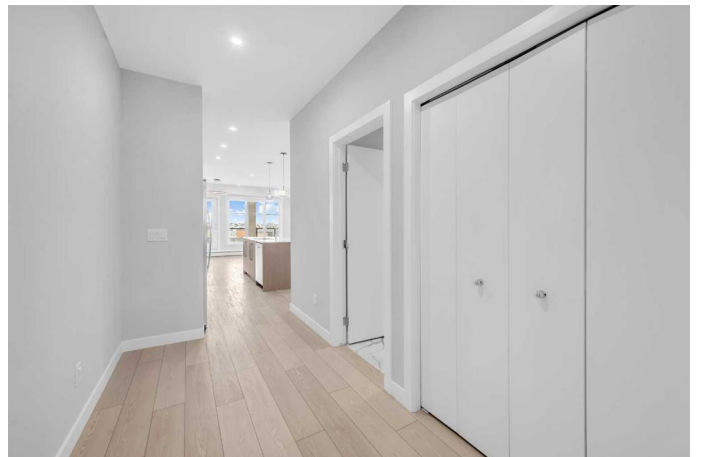
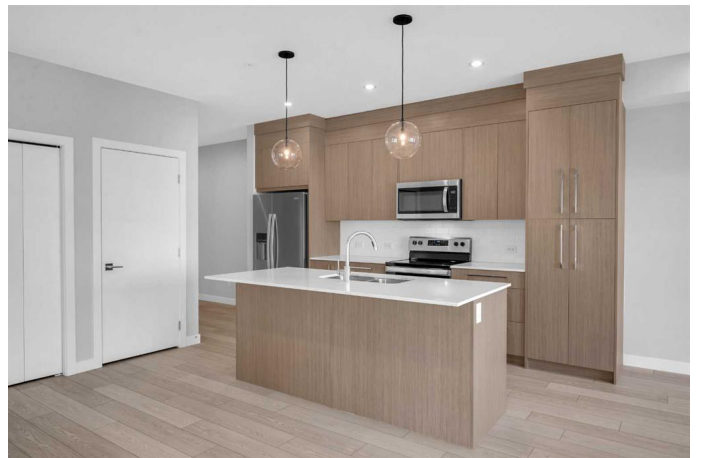
Discover this stunning 2-bedroom, 2-bathroom condo offering over 1,000 sq. ft. of modern living space in a highly sought-after location. Both bedrooms feature walk-in closets, providing ample storage, while the upgraded lighting package and Stainless Steel appliances, including a refrigerator with a waterline, add a touch of luxury.

The spacious floor plan is enhanced by south-facing windows, filling the unit with natural light throughout the day. Step outside to a large balcony, perfect for relaxation or entertaining, complete with a built-in BBQ gas line.

Conveniently located near many restaurants, grocery stores, banks, medical services, childcare, registry, barbershops, schools and more, this condo offers unbeatable accessibility. Public transit and the LRT station are just a short walk away, making commuting effortless.

The unit includes one underground parking stall, while the building boasts top-tier amenities, including a fully equipped gym, an owner's lounge, bicycle storage, and more.

Don't miss this opportunity to own a bright, spacious condo in an unbeatable location! Schedule your viewing today.



Built in 2024

## Essential Information

MLS® #	A2193662
Price	\$409,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,031
Acres	0.00
Year Built	2024
Type	Residential
Sub-Type	Apartment
Style	Low-Rise(1-4)
Status	Active

## Community Information

Address	2301, 681 Savanna Boulevard Ne
Subdivision	Saddle Ridge
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3J5N9

## Amenities

Amenities	Bicycle Storage, Fitness Center, Parking, Recreation Room
Parking Spaces	1
Parking	Stall, Underground, Titled

## Interior

Interior Features	Breakfast Bar, Kitchen Island, Quartz Counters
Appliances	Dishwasher, Microwave Hood Fan, Refrigerator, Washer/Dryer, Electric Range
Heating	Baseboard
Cooling	None
# of Stories	4

## Exterior

Exterior Features	BBQ gas line, Balcony
-------------------	-----------------------

Construction Composite Siding

### **Additional Information**

Date Listed February 10th, 2025

Days on Market 68

Zoning M-X2

### **Listing Details**

Listing Office eXp 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.