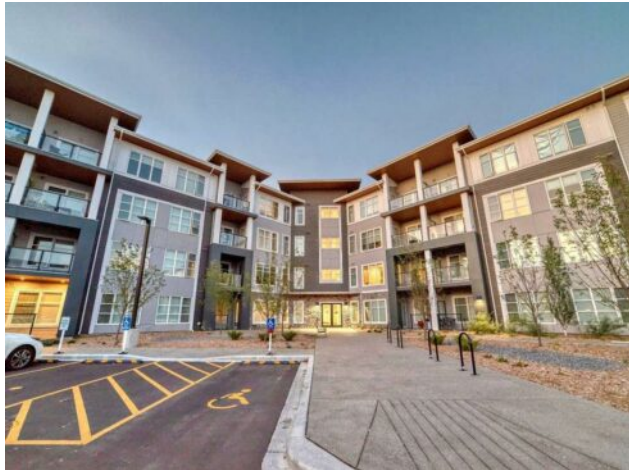


1408, 681 Savanna Boulevard NE
Calgary, Alberta

MLS # A2166866



\$395,000

| | | | |
|------------------|------------------------------------|---------------|------------------|
| Division: | Saddle Ridge | | |
| Type: | Residential/High Rise (5+ stories) | | |
| Style: | Apartment | | |
| Size: | 820 sq.ft. | Age: | 2024 (0 yrs old) |
| Beds: | 2 | Baths: | 2 |
| Garage: | Titled, Underground | | |
| Lot Size: | - | | |
| Lot Feat: | - | | |

Heating: Baseboard

Water: -

Floors: Vinyl

Sewer: -

Roof: Asphalt Shingle

Condo Fee: \$ 281

Basement: -

LLD: -

Exterior: Composite Siding

Zoning: M-X2 d111

Foundation: Poured Concrete

Utilities: -

Features: Kitchen Island, Open Floorplan, Quartz Counters, Recessed Lighting

Inclusions: N/A

This stunning 2-bedroom, 2-bathroom home offers the perfect blend of comfort, luxury, and modern design. Featuring 2 ensuite bathrooms, this spacious unit provides the ultimate in convenience and privacy. Step inside to experience the elegance of wide plank flooring, designer lighting, and a custom chef-inspired kitchen. The kitchen is equipped with stainless steel appliances, soft-close cabinetry, and quartz countertops, making it the perfect space to create culinary masterpieces. The primary bedroom boasts a walk-in closet and a luxurious 4-piece ensuite, while the second bedroom offers a generous layout with its own ensuite for maximum convenience. Additional features include an in-suite washer and dryer, window coverings for added privacy, and a balcony off the living room to enjoy your outdoor space. This unit also comes with 1 titled underground parking stall. Residents can enjoy exclusive lifestyle amenities such as an Owner's Lounge for social gatherings, a fully-equipped gym, and even a pet spa for added convenience. Don't miss this opportunity to own a piece of modern luxury in Savanna II. Schedule your showing today and explore the unparalleled comfort and elegance this residence has to offer!