

## \$195,000 - 2003 Saddleback Road, Edmonton

MLS® #E4441123

**\$195,000**

2 Bedroom, 1.00 Bathroom, 1,114 sqft

Condo / Townhouse on 0.00 Acres

Skyrattler, Edmonton, AB

Quaint, elegant & affordable! Welcome to this beautifully maintained & thoughtfully updated 2-bedroom + den townhome, nestled in the neighbourhood of Skyrattler. This carriage style home offers an impressive amount of living space. All rooms have floor-to-ceiling windows that flood the home with natural light, creating an airy & inviting atmosphere throughout. Adding to the charm is a cozy wood burning fireplace in the heart of your home with a custom mantel. The spacious kitchen is perfect for everyday living, featuring generous counter space & a walk-in pantry for effortless organization. The large extra den could easily be converted into a third bedroom or keep it open & use it as a classic library or kids' play room. Both bedrooms have large walk in closets & the primary suite offers direct access to your renovated 4pc bath. Enjoy a coffee on the gorgeous front deck that overlooks mature trees & green space. Extra secure outdoor storage & option to rent an extra stall! Your next chapter starts here!

Built in 1978

### Essential Information

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Price \$195,000

Bedrooms 2



Bathrooms	1.00
Full Baths	1
Square Footage	1,114
Acres	0.00
Year Built	1978
Type	Condo / Townhouse
Sub-Type	Carriage
Style	Bungalow
Status	Active

### **Community Information**

Address	2003 Saddleback Road
Area	Edmonton
Subdivision	Skyrattler
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5J 4T4

### **Amenities**

Amenities	Off Street Parking, Closet Organizers, Deck, Hot Water Natural Gas, Parking-Visitor, Storage-Locker Room, Vinyl Windows
Parking	Stall

### **Interior**

Appliances	Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Mantel, Tile Surround
Stories	1
Has Basement	Yes
Basement	None, No Basement

### **Exterior**

Exterior	Wood, Stucco, Vinyl
Exterior Features	Landscaped, Low Maintenance Landscape, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles

Construction	Wood, Stucco, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	June 7th, 2025
Days on Market	9
Zoning	Zone 16
Condo Fee	\$381

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