

## \$195,900 - 2019 Saddleback Road, Edmonton

MLS® #E4456173

**\$195,900**

2 Bedroom, 1.00 Bathroom, 1,041 sqft

Condo / Townhouse on 0.00 Acres

Skyrattler, Edmonton, AB

Welcome home to this beautiful END UNIT, 2 bedroom, main floor condo with in-suite laundry in the wonderfully maintained condo complex of Shadow Ridge. This spotless, well cared for home boasts generous room sizes, plenty of natural sunlight throughout, fresh paint and a lovely front garden with flower bed. A cozy gas fireplace warms up the living and dining room. The spacious and updated kitchen has a ton of cabinet space and a full pantry too. A fantastic layout, with two spacious bedrooms plus office/den and a 3 PC bath. Lower condo fees than many developments at \$382.62 per month. Close to the Century Park LRT station, public transportation, shopping + restaurants, steps from the Blackmud Creek Ravine and trails, a block from William Lutsky YMCA, Kinsmen Twin Arenas and easy access to 111 Street, the Anthony Henday and Hwy 2. A beautiful home conveniently located in the south side of Edmonton.

Built in 1978

### Essential Information

|           |           |
|-----------|-----------|
| MLS® #    | E4456173  |
| Price     | \$195,900 |
| Bedrooms  | 2         |
| Bathrooms | 1.00      |



|                |                   |
|----------------|-------------------|
| Full Baths     | 1                 |
| Square Footage | 1,041             |
| Acres          | 0.00              |
| Year Built     | 1978              |
| Type           | Condo / Townhouse |
| Sub-Type       | Carriage          |
| Style          | Bungalow          |
| Status         | Active            |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 2019 Saddleback Road |
| Area        | Edmonton             |
| Subdivision | Skyrattler           |
| City        | Edmonton             |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T6J 4T4              |

### Amenities

|           |                        |
|-----------|------------------------|
| Amenities | No Smoking Home, Patio |
| Parking   | Stall                  |

### Interior

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

### Exterior

|                   |                                                                                                                                     |
|-------------------|-------------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Stucco                                                                                                                        |
| Exterior Features | Fenced, Flat Site, Landscaped, Level Land, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                                                                    |
| Construction      | Wood, Stucco                                                                                                                        |
| Foundation        | Concrete Perimeter                                                                                                                  |

**Additional Information**

|                |                     |
|----------------|---------------------|
| Date Listed    | September 4th, 2025 |
| Days on Market | 6                   |
| Zoning         | Zone 16             |
| Condo Fee      | \$383               |

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Listing information last updated on September 10th, 2025 at 9:17pm MDT