

\$509,900 - 1011 Sage Hill Grove Nw, Calgary

MLS® #A2081318

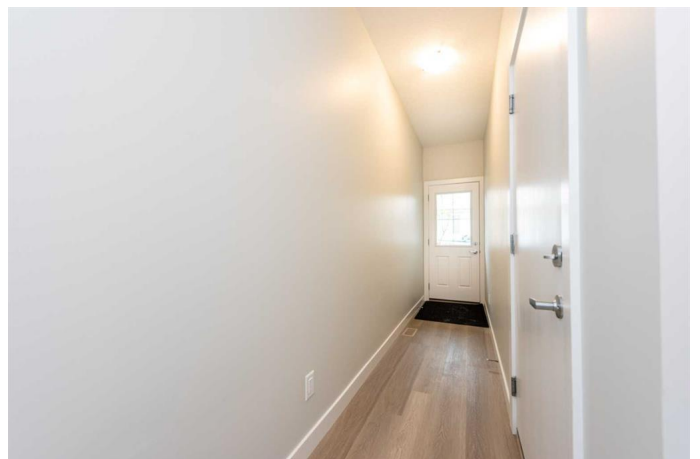
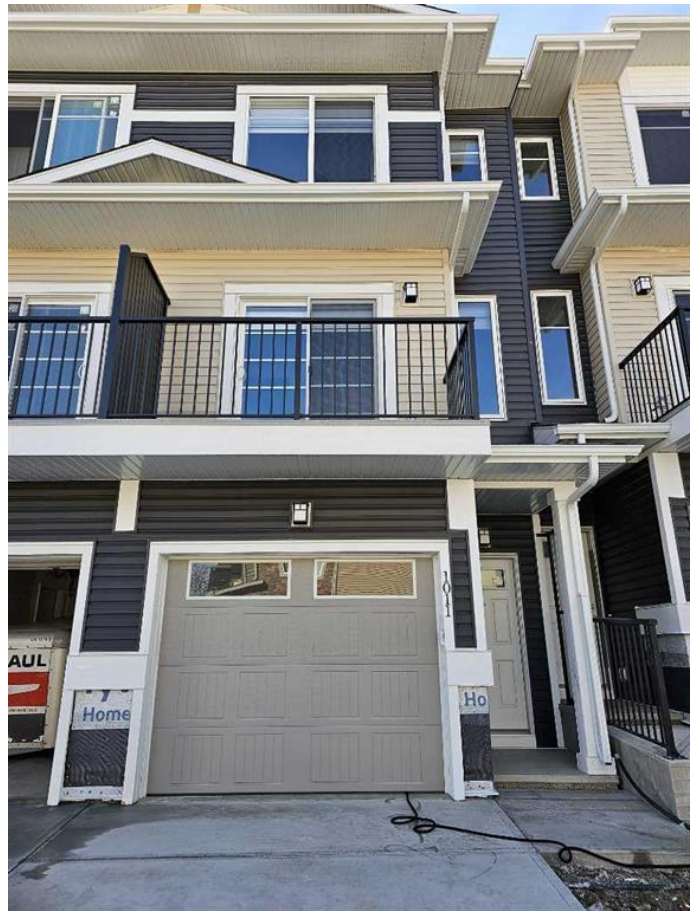
\$509,900

3 Bedroom, 4.00 Bathroom, 1,437 sqft

Residential on 0.03 Acres

Sage Hill, Calgary, Alberta

#OPEN HOUSE SATURDAY 23rd SEPT
12.30 to 2.00 # # 3Bed 3.5Bath# Backing to
green Space# Front Car Garage# Low Condo
fees# OPEN HOUSE SATURDAY 23rd SEPT
12.30 to 2.00 #
DONT.MISS.OUT!! EVER LACK OF
WASHROOMS IN A HOME?! WELL, THIS
AMAZING 3 BED AND 3.5 BATH WOULD
DEFIANTLY HELP WITH THAT PROBLEM!
AS WELL AS Why build?! when you can avoid
the guessing games, and instead buy this
BRAND NEW AND NEVER OCCUPIED
HOME in one of Calgary's most desired North
neighborhoods? The "MONARCH" model by
Trico Homes comes complete with a main floor
Bedroom with full washroom, perfect for
studying or working from home with AMAZING
WIDE ANGLE GREEN SPACE VIEW, and a
wide-open kitchen equipped with
stainless-steel appliances! Upstairs you will
find NOT ONE!!!! BUT TWO MASTER
bedrooms boasting TWO walk-in closets to
choose from, and your own private 4-piece
ensuite and 3-piece ensuite bathrooms each
both nicely sized bedrooms and UP STAIRS
LAUNDRY (SAVE YOU SO MUCH WALKING)
make up your upper floor. The location can't
be beat, with easy access to major arteries like
Stoney and Shaganappi Trails, tones of
nearby amenities with more commercial
development soon, and so much grocery
stores and big stores just minutes away at T&T
Supermarket, Walmart and Costco. Do Not
Miss Out! Book your private showing today.



Built in 2023

Essential Information

MLS® #	A2081318
Price	\$509,900
Sold Price	\$500,000
Bedrooms	3
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,437
Acres	0.03
Year Built	2023
Type	Residential
Sub-Type	Row/Townhouse
Style	3 Storey
Status	Sold

Community Information

Address	1011 Sage Hill Grove Nw
Subdivision	Sage Hill
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3R 2A2

Amenities

Amenities	Park, Playground
Parking Spaces	2
Parking	Driveway, Single Garage Attached

Interior

Interior Features	Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, Sump Pump(s), Walk-In Closet(s)
Appliances	Dishwasher, Electric Stove, Garage Control(s), Microwave, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes

Basement	Full, Unfinished
Exterior	
Exterior Features	Lighting
Lot Description	Backs on to Park/Green Space
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete



Additional Information

Date Listed	September 16th, 2023
Date Sold	October 20th, 2023
Days on Market	34
Zoning	M-2 d100
HOA Fees	0.00

Listing Details

Listing Office	GREATER CALGARY REAL ESTATE
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