

\$459,900 - 412 Sage Hill Grove Nw, Calgary

MLS® #A2083863

\$459,900

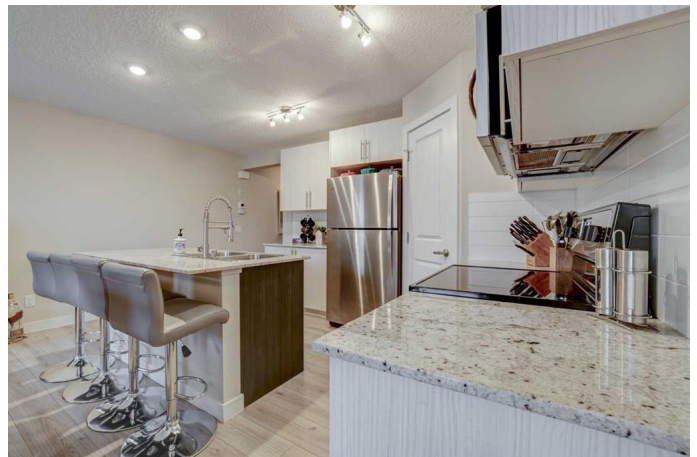
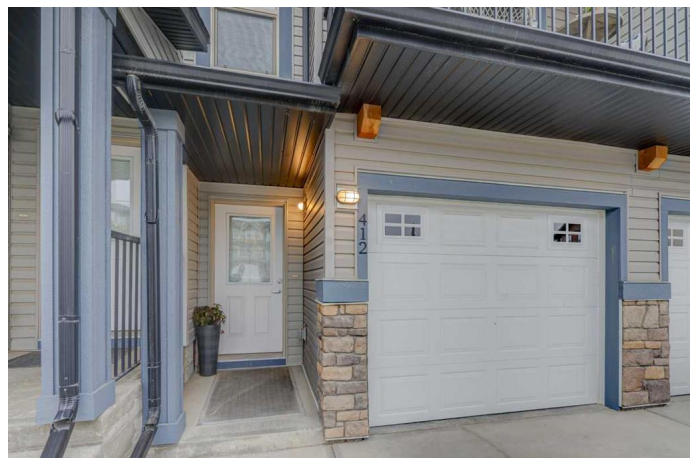
2 Bedroom, 3.00 Bathroom, 1,321 sqft

Residential on 0.03 Acres

Sage Hill, Calgary, Alberta

Great Home! Excellent Location! PRICE REDUCED!! This 2 bedroom townhouse has , 2 1/2 baths with walk-out basement , single attached garage and private fenced backyard. This beautifully upgraded townhouse is across from the kids play area, you can watch kids playing while cooking in the kitchen or sitting on the balcony. Some of the things that make this property so special..... Living room with soaring ceilings and large windows that let in loads of natural light. You have a deck off this room for leisurely afternoons with a good book.

On the next level you have a gorgeous kitchen that features upgraded light coloured modern cabinets, a large center island, ideal for entertaining, a generous eating area/workspace, with access to a second outdoor balcony, great for the first coffee of the day , granite counter-tops, that go all through all of the bathrooms. Upstairs two master bedrooms with their own ensuite bathrooms and the walk-out basement has another bedroom/recreation room that also has an area roughed in for a third bathroom. The walk-out basement has a door to the concrete patio and private yard, perfect for barbeque and taking your dog for a walk. Close to all amenities. Call today for more information1



Built in 2016

Essential Information

MLS® #

A2083863

Price	\$459,900
Sold Price	\$448,000
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,321
Acres	0.03
Year Built	2016
Type	Residential
Sub-Type	Row/Townhouse
Style	3 Storey
Status	Sold

Community Information

Address	412 Sage Hill Grove Nw
Subdivision	Sage Hill
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3R0Z8

Amenities

Amenities	Park, Playground
Parking Spaces	1
Parking	Single Garage Attached

Interior

Interior Features	Granite Counters, Kitchen Island, Open Floorplan
Appliances	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Central, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Separate/Exterior Entry, Finished, Full

Exterior

Exterior Features	Playground, Private Entrance
Lot Description	Back Yard, Conservation, Cul-De-Sac, Rectangular Lot, Views

Roof	Asphalt
Construction	Concrete, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	September 28th, 2023
Date Sold	October 20th, 2023
Days on Market	22
Zoning	R-2M
HOA Fees	0.00

Listing Details

Listing Office	FIRST PLACE REALTY
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