

\$350,000 - 1216, 3727 Sage Hill Drive Nw, Calgary

MLS® #A2107385

\$350,000

2 Bedroom, 2.00 Bathroom, 816 sqft

Residential on 0.00 Acres

Sage Hill, Calgary, Alberta

Welcome to this stunning 2-bedroom, 2-bathroom apartment nestled in the vibrant community of Sage Hill. Offering an impressive layout, this residence offers a comfortable and modern living space suitable for individuals or small families alike. Upon entry, you'll be greeted by the spacious open floor plan, connecting the living room and kitchen. The primary bedroom features a convenient walk-in closet and a luxurious 4-piece ensuite bathroom, providing a serene retreat after a long day. The second bedroom, versatile in its functionality, can easily accommodate guests or serve as an efficient office space, with the added convenience of a guest bathroom located right next door. Spanning across 816 square feet, this apartment exudes charm and functionality at every turn. Designed with your utmost comfort in mind, it offers a range of amenities to enhance your daily living experience. Enjoy the convenience of air conditioning to maintain an ideal indoor climate year-round, while a dedicated laundry room simplifies household chores. For added convenience, this pet-friendly unit includes a titled, underground parking stall, ensuring hassle-free parking and security for your vehicle. Additionally, bike storage facilities are available for outdoor enthusiasts looking to explore the surrounding area. Beyond the confines of the apartment, Sage Hill offers a thriving community atmosphere with an array of amenities to suit every lifestyle. Take advantage of the proximity to top-rated



schools and nearby stores, making daily errands a breeze. Just a stone's throw away lies a bustling shopping center, featuring popular destinations such as Walmart, T&T Supermarket, fitness facilities, a dentist, and much more, catering to all your needs within reach.

Don't miss out on the chance to make this your new home. Schedule a viewing today and experience the epitome of modern living firsthand.

Built in 2018

Essential Information

MLS® #	A2107385
Price	\$350,000
Sold Price	\$355,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	816
Acres	0.00
Year Built	2018
Type	Residential
Sub-Type	Apartment
Style	Low-Rise(1-4)
Status	Sold

Community Information

Address	1216, 3727 Sage Hill Drive Nw
Subdivision	Sage Hill
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3R 1T7

Amenities

Amenities	Bicycle Storage, Parking
Parking Spaces	1

Parking Underground

Interior

Interior Features Granite Counters, High C
Walk-In Closet(s)

Appliances Central Air Conditioner, Dish
Stove(s), Washer/Dryer, Wine

Heating Baseboard

Cooling Central Air

of Stories 4

Exterior

Exterior Features Balcony, Storage

Roof Asphalt Shingle

Construction Brick, Concrete, Vinyl Siding,

Foundation Poured Concrete

Additional Information

Date Listed February 15th, 2024

Date Sold February 28th, 2024

Days on Market 13

Zoning M-2 d200

HOA Fees 0.00

Listing Details

Listing Office eXp Realty

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