

\$383,900 - 4312, 450 Sage Valley Drive Nw, Calgary

MLS® #A2107861

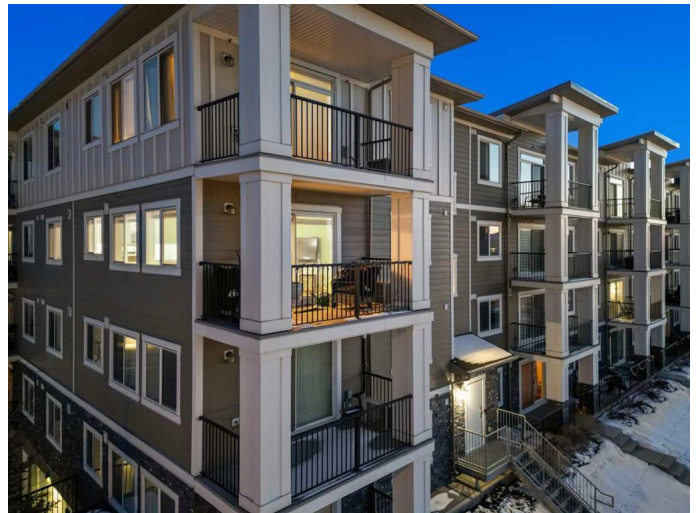
\$383,900

2 Bedroom, 2.00 Bathroom, 934 sqft

Residential on 0.00 Acres

Sage Hill, Calgary, Alberta

Here is an IMMACULATE, AIR-CONDITIONED 934.15 sq ft END UNIT APARTMENT on the 3rd FLOOR w/UNDERGROUND TITLED PARKING in HEATED PARKADE, + STORAGE UNIT in SAGE HILL!!! The 14'0" X 5'11" DECK is FANTASTIC as there are GREAT VIEWS incl/AMENITIES close by. You can also see the SPECTACULAR COUNTRYSIDE, + GREEN SPACES as far as your eye can see. This QUIET BUILDING of SAGE PLACE is PERFECT for RELAXING in. The BRIGHT 7'0" X 4'6" FOYER is INVITING, + you immediately see the LUXURY VINYL PLANK FLOORING, the NEUTRAL COLOUR TONES throughout which gives this HOME a SPACIOUS FEEL. There are BIG WINDOWS in this unit that allows in NATURAL LIGHT. A DEN/OFFICE w/GLASS DOORS will allow PRIVACY if working from home, + inside doors are the Stacked Washer/Dryer. The 4 pc BATHROOM is right beside it. The 2nd BEDROOM is CONVENIENT for a Family Members or Overnight Guests. The 9'0" X 6'0" DINING ROOM will host those COZY CONVERSATIONS around the DINNER Table. The 11'10" X 9'4" KITCHEN has BEAUTIFUL WHITE CABINETRY w/UNDER CABINET LIGHTING, SS APPLIANCES, WATERFALL QUARTZ COUNTERTOPS incl/BREAKFAST BAR, + TILE BACKSPLASH. The LIVING ROOM is LARGE to ENTERTAIN FAMILY, + FRIENDS



w/Patio Door leading to the Deck outside.
There is the 11' x 10' PRIMARY BEDROOM, a WALK-THROUGH CLOSET w/CABINETS, + a 3 pc EN-SUITE incl/HUGE GLASS SHOWER. All the AMENITIES are a short walk or drive away, plenty of PATHWAYS for Biking, + EASY ACCESS to Stoney Trail which leads into Major Thorough ways in all quadrants of the city. BOOK your Showing TODAY!!!

Built in 2017

Essential Information

MLS® #	A2107861
Price	\$383,900
Sold Price	\$390,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	934
Acres	0.00
Year Built	2017
Type	Residential
Sub-Type	Apartment
Style	Apartment
Status	Sold

Community Information

Address	4312, 450 Sage Valley Drive Nw
Subdivision	Sage Hill
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3R 0V5

Amenities

Amenities	Elevator(s), Secured Parking, Snow Removal, Trash, Visitor Parking
Parking Spaces	1

Parking	Garage Door Opener, Titled, Underground
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Interior

Interior Features	Built-in Features, Ceiling Fan(s), Kitchen Island, No Smoking Home, Open Floorplan, Stone Counters
Appliances	Built-In Electric Range, Dishwasher, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked
Heating	Baseboard
Cooling	Central Air, Wall Unit(s)
# of Stories	4
Basement	None

Exterior

Exterior Features	None
Roof	Asphalt Shingle
Construction	Composite Siding, Stone, Wood Frame

Additional Information

Date Listed	March 7th, 2024
Date Sold	March 12th, 2024
Days on Market	5
Zoning	M-1d100
HOA Fees	0.00

Listing Details

Listing Office	RE/MAX House of Real Estate
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