

\$659,000 - 251 Sage Bank Grove Nw, Calgary

MLS® #A2122011

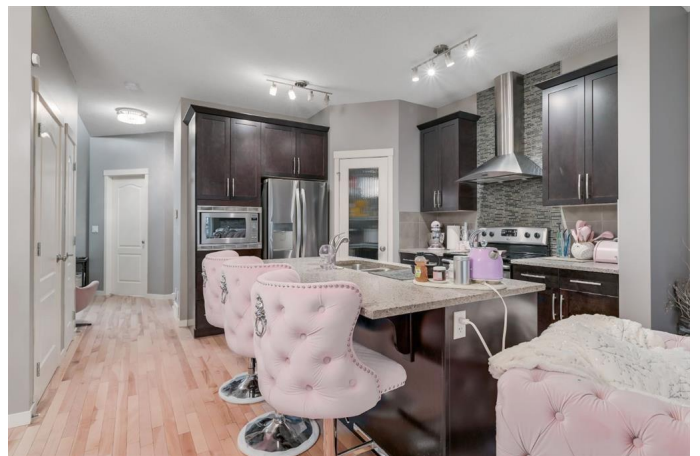
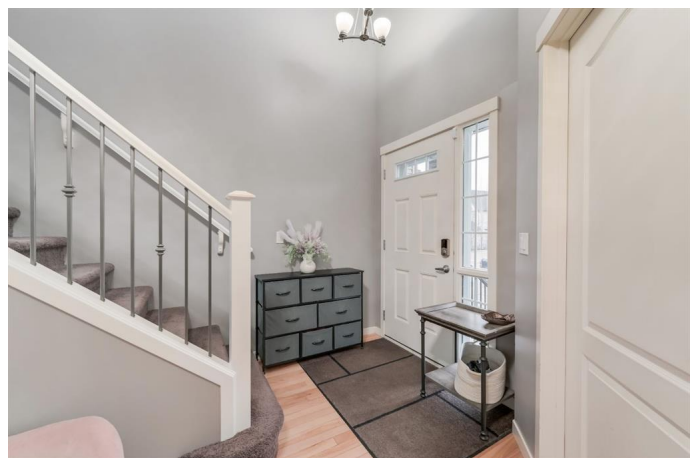
\$659,000

3 Bedroom, 3.00 Bathroom, 1,547 sqft

Residential on 0.07 Acres

Sage Hill, Calgary, Alberta

Discover the perfect blend of comfort and elegance in the heart of Sage Hill, a vibrant community that invites you to make this 2-storey home your own. Ready to move in, this home combines functionality with style across its spacious 1500 square foot layout, offering a west-facing backyard and Central A/C. A double detached garage ensures convenience year round. Upon entering, you're greeted by a bright foyer with soaring ceilings, leading into an open-concept living space featuring 9ft ceilings and hardwood floors. The kitchen stands out with its modern stainless steel appliances, granite countertops, a large center island, plus a practical pantry. Next to it, the dining space, with direct access to a sunny deck, promises memorable meals and gatherings. The living room, with its stone gas fireplace, offers a cozy retreat, while a front-facing den provides an ideal workspace. The main level also features a handy 2-piece bathroom. Upstairs, there are three bedrooms and two full baths, including a spacious primary suite with a 4-piece ensuite and walk-in closet, alongside two additional spacious bedrooms with easy access to the second 4 piece bathroom. The basement awaits your creativity, offering endless possibilities for customization. Outside is an oasis, complete with a deck, tiered rock garden, and high-end artificial turf. A newly poured concrete pad next to the garage is perfect for your BBQ. Nestled in Sage Hill, this home places you at the heart of it all—shops,



parks, and schools are just moments away.
Seize the opportunity to make this house your
dream home. Schedule your visit today.

Built in 2012

Essential Information

MLS® #	A2122011
Price	\$659,000
Sold Price	\$654,500
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,547
Acres	0.07
Year Built	2012
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	251 Sage Bank Grove Nw
Subdivision	Sage Hill
City	Calgary
County	Calgary
Province	Alberta
Postal Code	t3r0k2

Amenities

Parking Spaces	2
Parking	Double Garage Detached

Interior

Interior Features	Closet Organizers, Granite Counters, High Ceilings, Kitchen Island, Open Floorplan, Pantry
Appliances	Dishwasher, Dryer, Electric Stove, Microwave, Range Hood, Refrigerator, Washer

Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	None
Lot Description	Back Lane, Rectangular Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	April 11th, 2024
Date Sold	April 29th, 2024
Days on Market	18
Zoning	R-1N
HOA Fees	0.00

Listing Details

Listing Office	2% Realty
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