

\$499,900 - 227 Sage Hill Grove Nw, Calgary

MLS® #A2132688

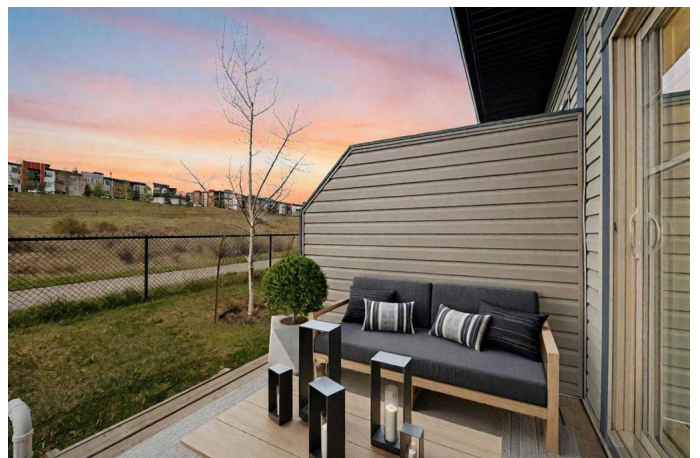
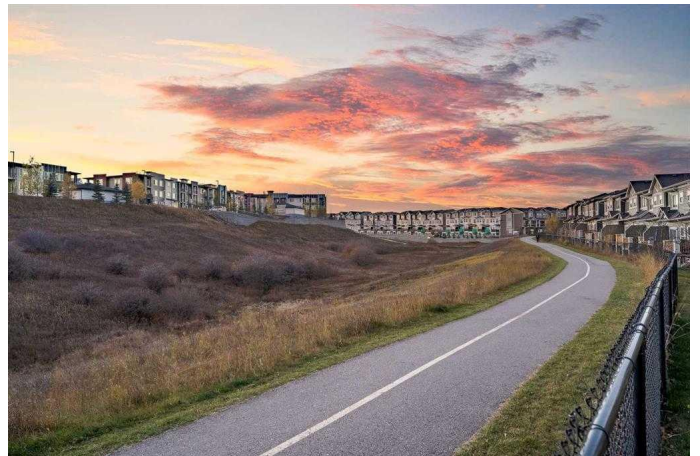
\$499,900

3 Bedroom, 3.00 Bathroom, 1,285 sqft

Residential on 0.03 Acres

Sage Hill, Calgary, Alberta

Welcome to your dream townhome nestled in the heart of the Sage Hill, where beautiful living meets convenience. This 3-BEDROOM townhome offers an unbeatable location and stunning features. The SUNNY SOUTHWEST FACING backyard offers a spacious patio that OVERLOOKS THE TRANQUIL RAVINE. Imagine unwinding here on warm summer evenings, enjoying the picturesque views. The interior boasts an ARRAY OF UPGRADES, starting with the gorgeous two-toned kitchen featuring granite counters, an undermount sink, and top-of-the-line stainless steel appliances. Wide vinyl plank flooring adds a touch of elegance while providing durability for everyday living. The living room is a bright and airy retreat, with sliding patio doors offering access to the patio and lush ravine surroundings. Upstairs, you'll discover two generously sized bedrooms, each with ample closet space and its own ensuite bathroom featuring granite counters and undermount sinks. The third bedroom, conveniently located on the main level, offers versatility, spacious enough to also accommodate an office space or a gym area to suit your lifestyle needs. This meticulously maintained unit is move-in ready. The ATTACHED GARAGE is oversized with space for your vehicle plus extra storage. The complex itself is impeccably managed, providing a beautiful and serene environment for residents to enjoy. The location is prime, surrounded by an array of amenities including gyms, grocery stores,



shopping centers, and easy access to major routes like Stoney Trail, ensuring quick and convenient travel. You will fall in love with your new home!

Built in 2017

Essential Information

MLS® #	A2132688
Price	\$499,900
Sold Price	\$480,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,285
Acres	0.03
Year Built	2017
Type	Residential
Sub-Type	Row/Townhouse
Style	3 Storey
Status	Sold

Community Information

Address	227 Sage Hill Grove Nw
Subdivision	Sage Hill
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3R 0Z8

Amenities

Amenities	Park, Visitor Parking
Parking Spaces	2
Parking	Single Garage Attached

Interior

Interior Features	Closet Organizers, Granite Counters, Kitchen Island, No Animal Home, No Smoking Home
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Appliances	Dishwasher, Dryer, Electric Range, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Playground
Lot Description	Backs on to Park/Green Space
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	May 17th, 2024
Date Sold	June 6th, 2024
Days on Market	20
Zoning	R-2M
HOA Fees	0.00

Listing Details

Listing Office	RE/MAX iRealty Innovations
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