

\$370,000 - 1209, 3727 Sage Hill Drive Nw, Calgary

MLS® #A2134492

\$370,000

2 Bedroom, 2.00 Bathroom, 814 sqft

Residential on 0.00 Acres

Sage Hill, Calgary, Alberta

Nestled in the heart of beautiful Sage Hill, this condo in the popular Mark 101 building features dreamy upgrades and a stellar location. As you step inside, the bright and airy feel is a rare and amazing find in an apartment, with 9-foot ceilings and tons of natural light from the west. This home truly feels brand-new. The eat-in kitchen is gorgeous in a clean, monochromatic palette of grey and white, with dark luxury vinyl plank floors and sleek quartz countertops adding a luxe elegance to the space. An expansive eat-up island offers plenty of seating, and your guests are sure to pull up a chair as you prep dinner. A full pantry makes stocking up on the essentials a breeze. The upgrade package includes high-end stainless appliances, tile backsplashes, and quality cabinets. The open layout flows into the living area, where big windows bring in the sunset skies, or you can relax or grill out on the covered balcony year-round. The primary bedroom is a spacious retreat complete with dual closets and a full ensuite, where you'll notice more upgraded finishes. There is a second bedroom, great for overnight guests, a roommate, or your home office. The main bathroom is well-appointed and also has a large laundry room with tons of extra storage space. This unit includes an underground parking stall as well as separate storage and bike lockers. The Mark 101 complex is known for peace-of-mind features like secure storage and fob parkade and stairwell access, making



it one of the safest buildings in the city. It’s also one of the quietest, thanks to its peaceful location and quality sound-dampening materials – you’ll barely even know you have neighbours! Outside, the grounds are thoughtfully landscaped, and in steps, you can enjoy the pathways and parks that wind throughout the community. Sage Hill Crossing provides a huge array of amenities, with shops, services, and restaurants all available just across the street, and the Creekside Shopping Centre offers even more options in a short drive. Proximity to primary routes like Stoney Trail makes it easy to access the rest of Calgary, and there are bus stops within a block. If you prefer to get out of town on your days off, you can skirt the city and traffic and head out west along 144 Ave. See this one today!

Built in 2018

Essential Information

MLS® #	A2134492
Price	\$370,000
Sold Price	\$375,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	814
Acres	0.00
Year Built	2018
Type	Residential
Sub-Type	Apartment
Style	Low-Rise(1-4)
Status	Sold

Community Information

Address	1209, 3727 Sage Hill Drive Nw
Subdivision	Sage Hill

City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3R 1T7

Amenities

Amenities	Bicycle Storage, Elevator(s), Secured Parking, Trash, Visitor Parking
Parking Spaces	1
Parking	Heated Garage, Parkade, Titled, Underground

Interior

Interior Features	High Ceilings, No Animal Home, No Smoking Home, Quartz Counters, Storage, Vinyl Windows
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings
Heating	Baseboard
Cooling	None
# of Stories	4

Exterior

Exterior Features	Balcony, BBQ gas line, Storage
Construction	Composite Siding, Wood Frame

Additional Information

Date Listed	May 23rd, 2024
Date Sold	June 7th, 2024
Days on Market	15
Zoning	M-2 d200
HOA Fees	0.00

Listing Details

Listing Office	Real Broker
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