

\$849,000 - 20 Sage Meadows Circle Nw, Calgary

MLS® #A2144129

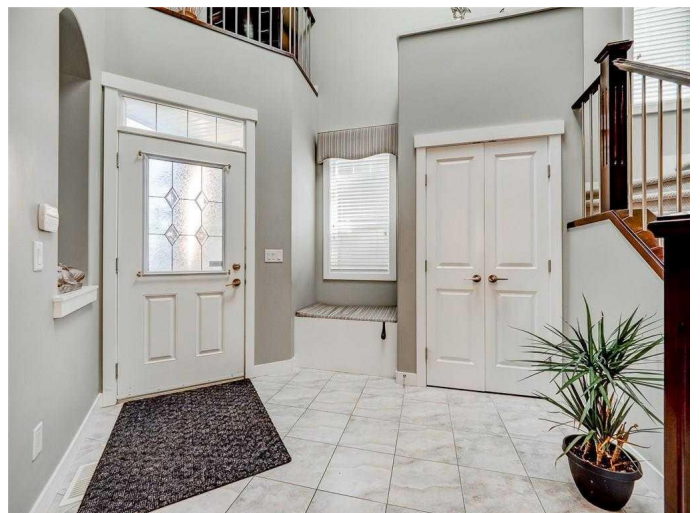
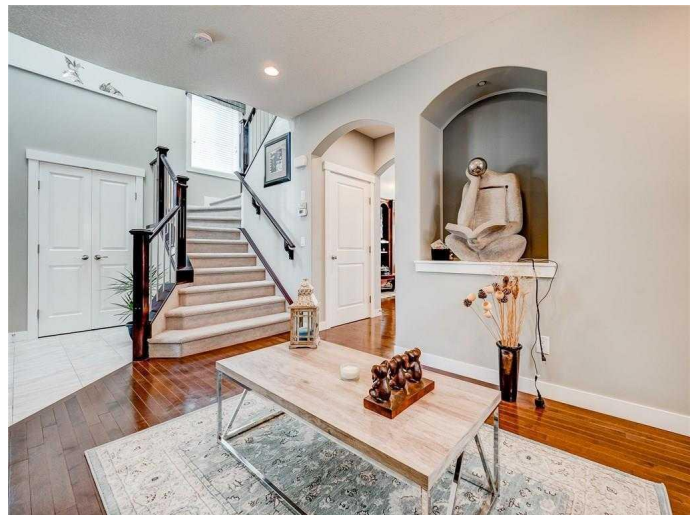
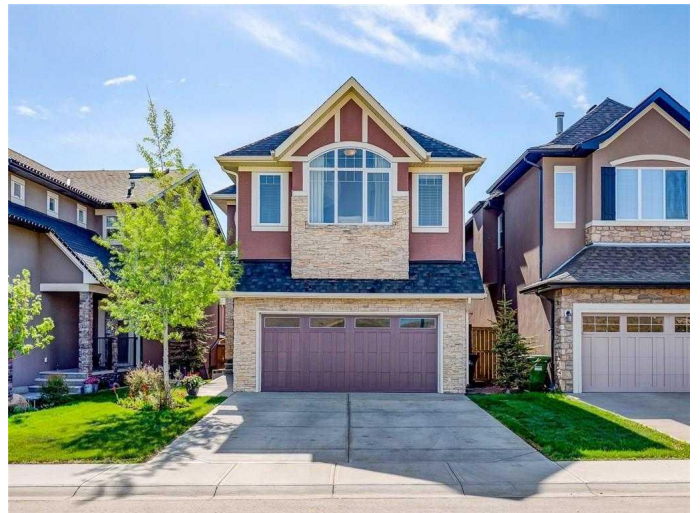
\$849,000

5 Bedroom, 4.00 Bathroom, 2,428 sqft

Residential on 0.08 Acres

Sage Hill, Calgary, Alberta

Immaculate former show home with 5 bedrooms with a WEST backyard and separate entrance to the basement suite. The main floor is bright and open with a casually elegant design, hardwood floors and an abundance of natural light. Open to above the grand foyer grants a welcoming first impression. An open and airy flex space makes the perfect home office. Sit back and relax in front of the gas fireplace flanked by built-ins in the inviting living room with clear sightlines promoting unobstructed conversations. The kitchen inspires culinary adventures featuring stainless steel appliances, full-height cabinets, a pantry for extra storage and a large centre island allowing a ton of prep and gathering space. Encased in windows that overlook the backyard, the sunshine-filled dining room has ample space to connect over a delicious meal. A handy mudroom and a privately tucked away powder room complete this level. Your accent up the stairs is illuminated by a sunny skylight. Open to below a lofted alcove would be a perfect homework space or a quiet reading nook. The primary bedroom is a true owner's sanctuary thanks to the spacious design that can fit king-sized furniture, a large walk-in closet and a luxurious ensuite boasting dual sinks, a deep soaker tub and a huge oversized shower. Doors have been added to the former vaulted bonus room (currently being used as a bedroom and wardrobe is REMOVABLE AND NOT BUILT IN) enclosing



the space for another bedroom or adding privacy to this great gathering space. 2 additional bedrooms, another full bathroom and a convenient laundry room are all also on this uppermost level. Completely private from the upper levels with a separate side entrance the illegally suited basement creates great income potential or extra versatile space to fit your family's lifestyle. The open concept floor plan has several windows and a neutral colour pallet. A full kitchen, a massive living area, a 5th bedroom, a 4-piece bathroom and loads of storage come together to create a copious amount of space that is beautiful, functional and private. Enjoy sunny west exposure in the backyard with a deck for barbequing and unwinding and lots of grassy space for kids and pets to play. Ideally located within this young and vibrant neighbourhood. An extensive pathway winds throughout the community travelling by charming ponds and tranquil natural areas. A wealth of parks and every amenity, big box stores and diverse restaurants ensure everything you need is close at hand. Truly an unsurpassable location for this beautiful, move-in ready home!

Built in 2010

Essential Information

MLS® #	A2144129
Price	\$849,000
Sold Price	\$849,000
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,428
Acres	0.08
Year Built	2010
Type	Residential

Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	20 Sage Meadows Circle Nw
Subdivision	Sage Hill
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3P 0Y3

Amenities

Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	Bookcases, Built-in Features, Double Vanity, French Door, High Ceilings, Kitchen Island, Open Floorplan, Pantry, Recessed Lighting, Separate Entrance, Skylight(s), Soaking Tub, Storage, Vaulted Ceiling(s)
Appliances	Dishwasher, Dryer, Electric Cooktop, Garage Control(s), Oven-Built-In, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room
Has Basement	Yes
Basement	Separate/Exterior Entry, Finished, Full, Suite

Exterior

Exterior Features	Private Yard
Lot Description	Lawn, Landscaped, Rectangular Lot
Roof	Asphalt Shingle
Construction	Stone, Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	June 24th, 2024
Date Sold	July 31st, 2024

Days on Market	37
Zoning	R-1N
HOA Fees	0.00

Listing Details

Listing Office RE/MAX House of Real Estate

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