

\$332,500 - 106, 250 Sage Valley Road Nw, Calgary

MLS® #A2146891

\$332,500

2 Bedroom, 1.00 Bathroom, 801 sqft

Residential on 0.21 Acres

Sage Hill, Calgary, Alberta

Welcome to this inviting top-level corner condo, where modern upgrades and thoughtful design come together to create a comfortable and stylish living space. Enjoy upgraded laminate flooring in the kitchen and living room, complemented by ceramic tiles in the bathroom. The open floor plan seamlessly connects the kitchen to the living area, perfect for entertaining or everyday living. The kitchen boasts rich espresso-colored cabinetry, an abundance of counter space, and stainless steel appliances. The L-shaped design features a chic tile backsplash. Benefit from instant hot water, a full 4-piece bathroom with a tub, and in-suite laundry equipped with a stackable washer and dryer. The laundry room includes extra storage space, and an additional storage area off the living room is perfect for seasonal items. Oversized windows throughout the condo flood the space with natural light, creating a bright and airy atmosphere. A large private covered balcony provides an ideal spot for outdoor dining and relaxation. Parking is just a few steps away from the entrance, ensuring ease of access. Situated near bus routes and close to many shopping centers, this condo offers convenience for all your needs. Easy access to major transportation routes makes commuting a breeze. The condo is part of a well-managed complex with affordable condo fees, ensuring a hassle-free living experience. Embrace the opportunity to own this bright and



spacious condo, perfectly designed for modern living and convenience. Schedule a viewing today and discover your new home!

Built in 2013

Essential Information

MLS® #	A2146891
Price	\$332,500
Sold Price	\$330,500
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	801
Acres	0.21
Year Built	2013
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey, Up/Down
Status	Sold

Community Information

Address	106, 250 Sage Valley Road Nw
Subdivision	Sage Hill
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3R 0H6

Amenities

Amenities	Visitor Parking
Parking Spaces	1
Parking	Stall

Interior

Interior Features	No Animal Home, No Smoking Home, Open Floorplan, Storage, Tankless Hot Water
Appliances	Dishwasher, Electric Stove, Instant Hot Water, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked, Window Coverings

Heating	In Floor, Natural Gas
Cooling	None
Basement	None
Exterior	
Exterior Features	Balcony
Lot Description	Landscaped
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete



Additional Information

Date Listed	July 4th, 2024
Date Sold	July 19th, 2024
Days on Market	15
Zoning	M-1 d75
HOA Fees	78.75
HOA Fees Freq.	ANN

Listing Details

Listing Office	Greater Calgary Real Estate
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