

\$768,800 - 33 Sage Bluff Close Nw, Calgary

MLS® #A2168818

\$768,800

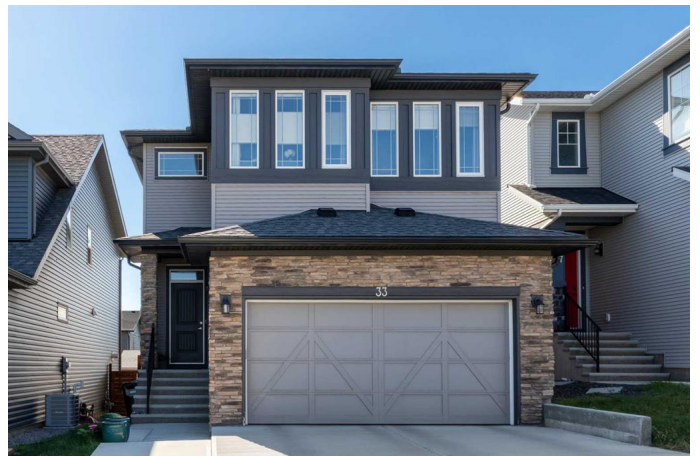
4 Bedroom, 4.00 Bathroom, 2,406 sqft

Residential on 0.09 Acres

Sage Hill, Calgary, Alberta

Welcome to this exquisite custom-built Morrison Home, where exceptional craftsmanship shines through in every detail. Spanning over 3,000 sq.ft. of thoughtfully designed living space, including a fully finished basement, this residence offers a perfect floor plan for families. The south-facing backyard, featuring a spacious concrete patio, is ideal for year-round entertaining, while the finished garage and convenient back lane enhance the home's functionality. Inside, you'll discover a luxurious main floor adorned with stylish LVP flooring. The gourmet kitchen is a chef's dream, equipped with a double oven, gas stove, chimney-style hood fan, ceiling-height cabinets, stainless steel appliances, and elegant quartz countertops. The cozy fireplace in the living room creates an inviting ambiance for relaxation. This home also boasts modern conveniences such as 9' ceilings on both the main and basement levels, an upstairs laundry room, a den with French doors, and a retreat space in the primary bedroom. The basement's recreation room offers flexibility and can easily be transformed into additional living space at minimal cost. Conveniently located with easy access to major routes, shopping centers, Calgary International Airport, and CrossIron Mills, this home perfectly balances comfort and accessibility. Don't miss your chance to make this dream home yours!

Built in 2018



Essential Information

MLS® #	A2168818
Price	\$768,800
Sold Price	\$775,100
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,406
Acres	0.09
Year Built	2018
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	33 Sage Bluff Close Nw
Subdivision	Sage Hill
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3R 0X6

Amenities

Amenities	None
Parking Spaces	4
Parking	Concrete Driveway, Double Garage Attached, Garage Door Opener, Garage Faces Front, Insulated

Interior

Interior Features	Central Vacuum, Closet Organizers, Double Vanity, French Door, Kitchen Island, Low Flow Plumbing Fixtures, No Smoking Home, Open Floorplan, Pantry, Vinyl Windows, Walk-In Closet(s)
Appliances	Built-In Oven, Central Air Conditioner, Dishwasher, Double Oven, Dryer, Garage Control(s), Gas Cooktop, Humidifier, Microwave, Range Hood, Refrigerator, Washer, Window Coverings
Heating	High Efficiency, Forced Air, Natural Gas
Cooling	Central Air

Fireplace	Yes
# of Fireplaces	1
Fireplaces	Decorative, Electric, Living Room
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Yard
Lot Description	Back Lane, Back Yard, Low Maintenance Landscape
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	September 25th, 2024
Date Sold	October 9th, 2024
Days on Market	13
Zoning	R-1s
HOA Fees	96.00
HOA Fees Freq.	ANN

Listing Details

Listing Office	Real Estate Professionals Inc.
----------------	--------------------------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.