

# \$629,000 - 365 Sage Hill Rise Nw, Calgary

MLS® #A2242477

**\$629,000**

3 Bedroom, 4.00 Bathroom, 2,072 sqft

Single Family on 0.04 Acres

Sage Hill, Calgary, Alberta

PRICE IMPROVED! Welcome home. Largest unit in the complex. 9-ft ceilings on every floor, large windows that let in ample sunlight, and a rooftop patio, this townhouse is as stunning as it is luxurious. The main floor provides open-concept living space and a kitchen with loads of cabinet space, a large quartz island that comfortably sits four, a walk-in pantry, high end appliances, and custom lighting. Also on the main floor is a dining area and a bright living room with plenty of space to get creative with your home decor. Upstairs, enter the large primary bedroom and its walk-in closet and ensuite with dual sinks and floor-to-ceiling tiled shower. Two additional bedrooms, another full bathroom, and a laundry area complete the upper floor. Heading up to your rooftop patio, you can use the landing in the summer to keep your supply of beverages cool or as a place to store outdoor furniture in the winter. Enjoy the privacy and fresh air, soak up the sunshine, host a BBQ, or just relax in tranquility. The ground floor entry has a full bathroom that is attached to a den, perfect for an office, gym or even a guest room. The attached DOUBLE GARAGE has been upgraded with epoxy flooring and you can comfortably fit another four vehicles on the 40-ft driveway. Plenty of amenities are within walking distance, including shops, restaurants, a daycare, and a brand new medical building. Book your private showing today so you can get a feel for what your life would be like in the growing community of Sage Hills. (id:6289)



Built in 2022

## Essential Information

Listing #	A2242477
Price	\$629,000
Bedrooms	3
Bathrooms	4.00
Half Baths	1
Square Footage	2,072
Acres	0.04
Year Built	2022
Type	Single Family
Sub-Type	Bare Land Condo

## Community Information

Address	365 Sage Hill Rise Nw
Subdivision	Sage Hill
City	Calgary
Province	Alberta
Postal Code	T3R2E7

## Amenities

Amenities	Park, Playground, Schools, Shopping
Features	No Smoking Home
Parking Spaces	4
Parking	Attached Garage
# of Garages	2

## Interior

Appliances	Refrigerator, Range - Electric, Dishwasher, Microwave, Hood Fan, Window Coverings, Garage door opener, Washer & Dryer
Heating	Forced air
Cooling	None
# of Stories	3

## Exterior

Exterior	Stone, Stucco
Construction	Wood frame
Foundation	Poured Concrete

## Listing Details

Listing Office

KIC Realty



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