

# \$949,888 - 72 Sage Meadows Green Nw, Calgary

MLS® #A2257108

**\$949,888**

3 Bedroom, 3.00 Bathroom, 2,361 sqft

Single Family on 0.11 Acres

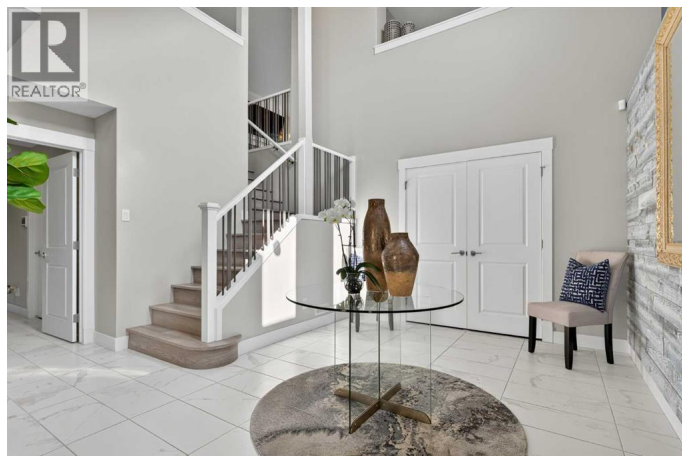
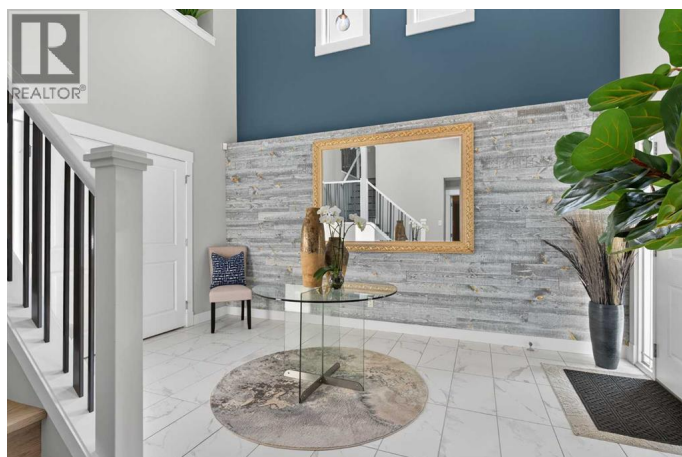
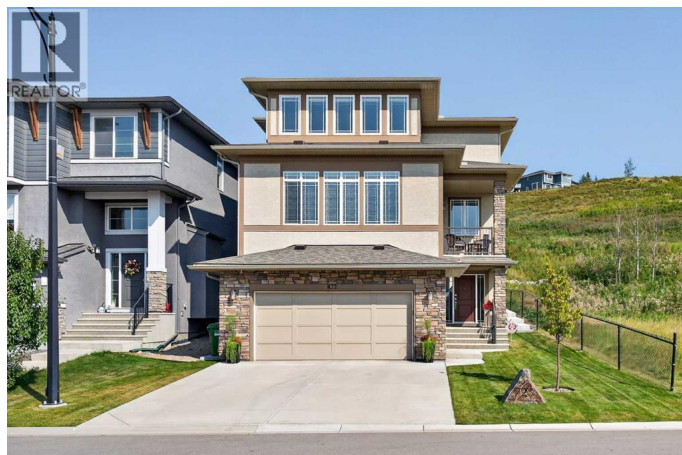
Sage Hill, Calgary, Alberta

The Ridge at Sage Meadows \*Former Morrison Showhome \*EXCLUSIVE ridge location â€“ only 74 homes on this street \*Backs onto green space â€“ privacy & stunning views \*GRAND 18â€™™ foyer with soaring ceilings, EXPANSIVE WINDOWS. \*Chefâ€™™s kitchen â€“ quartz countertops, gas cooktop, built-in oven & pantry, \*Open-concept layout with 9â€™™ ceilings, hardwood floors & upgraded finishes \*Spacious living room with custom fireplace + FLEX ROOM \*Upstairs BONUS room, laundry, 2 bedrooms + spa-inspired primary retreat \*East & west-facing decks â€“ perfect for morning coffee & evening sunsets \*Private backyard oasis with GEMSTONE lighting, concrete path - on south side of the house \*Heated & cooled garage, A/C, new shingles & downspouts \*Rare opportunity to own a LUXURY HOME on the Ridge at Sage Meadows! Welcome Home \*\*\* VIRTUAL TOUR AVAILABLE\*\*\* (id:6289)

Built in 2017

## Essential Information

|                |           |
|----------------|-----------|
| Listing #      | A2257108  |
| Price          | \$949,888 |
| Bedrooms       | 3         |
| Bathrooms      | 3.00      |
| Half Baths     | 1         |
| Square Footage | 2,361     |



|            |               |
|------------|---------------|
| Acres      | 0.11          |
| Year Built | 2017          |
| Type       | Single Family |
| Sub-Type   | Freehold      |

### Community Information

|             |                          |
|-------------|--------------------------|
| Address     | 72 Sage Meadows Green Nw |
| Subdivision | Sage Hill                |
| City        | Calgary                  |
| Province    | Alberta                  |
| Postal Code | T3P0X4                   |

### Amenities

|                |   |
|----------------|---|
| Amenities      | Park, Schools, Shopping                     |
| Features       | No neighbours behind, Environmental reserve |
| Parking Spaces | 4   |
| Parking        | Attached Garage, Garage, Heated Garage      |
| # of Garages   | 3   |

### Interior

|                 |  |
|-----------------|--|
| Appliances      | Washer, Refrigerator, Cooktop - Gas, Dishwasher, Dryer, Microwave, Oven - Built-In, Hood Fan, Window Coverings, Garage door opener |
| Heating         | Forced air   |
| Cooling         | Central air conditioning   |
| Fireplace       | Yes  |
| # of Fireplaces | 1  |
| # of Stories    | 2  |
| Has Basement    | Yes  |

### Exterior

|                   |                             |
|-------------------|-----------------------------|
| Exterior          | Concrete                    |
| Exterior Features | Landscaped                  |
| Construction      | Poured concrete, Wood frame |
| Foundation        | Poured Concrete             |

### Listing Details

|                |                        |
|----------------|------------------------|
| Listing Office | Royal LePage Benchmark |
|----------------|------------------------|



The trademarks MLS®, Multiple Listing Service® 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. REALTOR®. Member of CREA and more.

Listing information last updated on October 14th, 2025 at 3:16pm PDT