

# \$549,900 - 405, 85 Sage Hill Heights Nw, Calgary

MLS® #A2257789

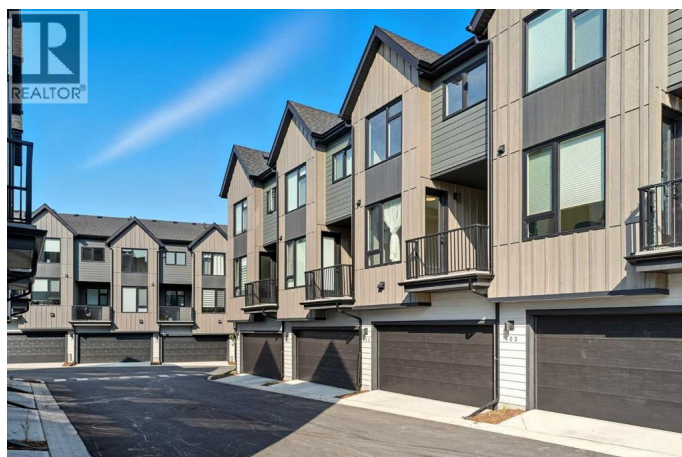
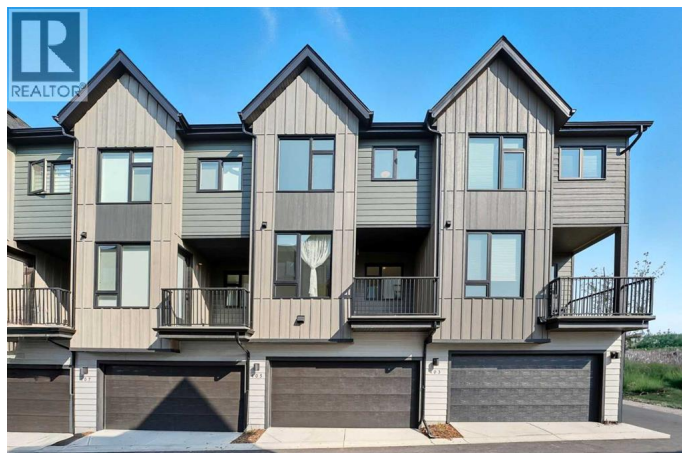
**\$549,900**

4 Bedroom, 3.00 Bathroom, 1,333 sqft

Single Family on 0.00 Acres

Sage Hill, Calgary, Alberta

This home, constructed by Logel Homesâ€™an award-winning builder recognized as Calgary's most decorated multi-family developerâ€™is situated in Sage Hill and offers a blend of quality and functionality. The residence is thoughtfully designed for both comfort and convenience. It includes four bedrooms and 2.5 bathrooms, providing ample space for families or guests. The southeast-facing orientation ensures abundant natural light throughout the home, enhanced by oversized windows and 9-foot ceilings on the main level. Residents enjoy breathtaking views overlooking an environmental reserve, bringing a sense of tranquility to everyday living. High-quality finishes are featured throughout, including full-height cabinets, elegant quartz countertops, beautiful, upgraded lighting fixtures, and stainless-steel appliances. Both a front patio and a covered rear deck extend the living space outdoors, perfect for relaxation and entertaining. This home is ready for possession and comes with no HOA fees, providing added value and flexibility for future homeowners. This house shows 10/10. Donâ€™t miss your chance to call it yours! (id:6289)



Built in 2024

## Essential Information

Listing # A2257789

Price \$549,900

Bedrooms	4
Bathrooms	3.00
Half Baths	1
Square Footage	1,333
Acres	0.00
Year Built	2024
Type	Single Family
Sub-Type	Condominium/Strata

### Community Information

Address	405, 85 Sage Hill Heights Nw
Subdivision	Sage Hill
City	Calgary
Province	Alberta
Postal Code	T3R0H5

### Amenities

Amenities	Park, Shopping
Features	No Smoking Home, Environmental reserve, Parking
Parking Spaces	2
Parking	Attached Garage
# of Garages	2

### Interior

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

### Exterior

Construction	Wood frame
Foundation	Poured Concrete

### Listing Details

Listing Office	Diamond Realty & Associates LTD.
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