

\$939,880 - 135 Sage Meadows View Nw, Calgary

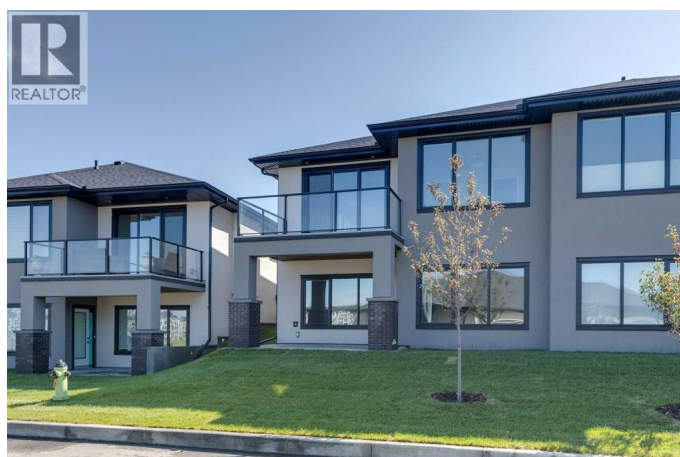
MLS® #A2263034

\$939,880

3 Bedroom, 3.00 Bathroom, 1,212 sqft
Single Family on 0.09 Acres

Sage Hill, Calgary, Alberta

Welcome to THE IVY, nestled along the peaceful WEST NOSE CREEK. Surrounded by natural beauty yet close to everyday conveniences, The Grove offers immediate access to STONEY TRAIL and nearby shopping, dining, and services. Built by LUPI LUXURY HOMES, this villa showcases elevated design and thoughtful details throughout. The main floor spans 1,212 SQ. FT., featuring a well-planned open layout with a generous kitchen island with seating for four, a bright great room with a WOOD MANTLE, and a spacious dining area. The private primary suite includes a walk-in closet and a beautifully appointed ensuite with a DOUBLE VANITY and 10 MM GLASS SHOWER DOOR. Premium finishes are found throughout, including LUXURY VINYL PLANK FLOORING, QUARTZ COUNTERTOPS, SLEEK ZONAVITA CABINETRY, WHIRLPOOL STAINLESS STEEL APPLIANCES, DESIGNER LIGHTING, CUSTOM CLOSET SYSTEMS, TRIPLE-PANE WINDOWS, and a HIGH-EFFICIENCY FURNACE. The 1009 SQ. FT. WALK-OUT BASEMENT adds impressive versatility, with two spacious bedrooms, a full bathroom, and a flexible recreation area that opens to a COVERED PATIO. Set on a HIGHER-ELEVATION LOT with ENHANCED PRIVACY and a view of WEST NOSE CREEK, this residence offers both beauty and function. Please note: all RMS measurements are based on builder blueprints. (id:6289)



Built in 2025

Essential Information

Listing #	A2263034
Price	\$939,880
Bedrooms	3
Bathrooms	3.00
Half Baths	1
Square Footage	1,212
Acres	0.09
Year Built	2025
Type	Single Family
Sub-Type	Bare Land Condo

Community Information

Address	135 Sage Meadows View Nw
Subdivision	Sage Hill
City	Calgary
Province	Alberta
Postal Code	T3P2C4

Amenities

Amenities	Shopping, Other
Features	Other, Environmental reserve, Gas BBQ Hookup
Parking Spaces	4
Parking	Attached Garage
# of Garages	2

Interior

Appliances	Refrigerator, Range - Electric, Dishwasher, Microwave, Freezer, Hood Fan, Washer/Dryer Stack-Up
Heating	Forced air
Cooling	None, See Remarks
Fireplace	Yes
# of Fireplaces	1
# of Stories	1
Has Basement	Yes
Basement	Walk out

Exterior

Exterior	Brick, Concrete, Stucco
Exterior Features	Landscaped, Underground sprinkler
Construction	Poured concrete
Foundation	Poured Concrete

Listing Details

Listing Office Royal LePage Benchmark



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