



## 250 Sage Valley Road Calgary Alberta

\$415,000

Welcome to Sagestone! This stunning end unit townhome is bathed in natural light and situated in the vibrant family-friendly community of Sage Hill. Perfectly positioned within walking distance of shopping, drugstores, parks, and pathways, this home offers convenience and charm in one. As you enter, you're greeted by a spacious open foyer and an oversized single-car garage, ideal for both parking and additional storage. The main floor features an inviting, open layout with 9-foot ceilings and a versatile moveable island--easily adjust the space to fit your dining needs. The large windows open up to a generous balcony, perfect for enjoying indoor/outdoor living on warm summer days. A convenient 2-piece powder room rounds out the main level, ideal for guests. Upstairs, the third floor boasts tall ceilings and includes two spacious bedrooms and a well-appointed 4-piece bathroom. The Primary bedroom offers a generous layout with a large walk-through closet that leads to the bathroom, giving you a master suite experience. Additional highlights include a sizable laundry and storage room, making chores a breeze. Whether you're a first-time homebuyer or an investor, Sage Hill and Sagestone present a fantastic opportunity. Don't miss out on this exceptional property--call now to schedule your private viewing! (id:6769)

2pc Bathroom 5.83 Ft x 5.25 Ft

Other 14.25 Ft x 6.33 Ft

Kitchen 13.58 Ft x 9.33 Ft

Living room 15.08 Ft x 12.58 Ft

4pc Bathroom 9.08 Ft x 5.00 Ft

Bedroom 10.33 Ft x 13.50 Ft

Primary Bedroom 9.83 Ft x 13.42 Ft

Foyer 7.75 Ft x 9.92 Ft

Listing Presented By:



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