



## 259 Sage Bluff Drive Calgary Alberta

\$624,900

Welcome to this lovely home where modern design meets everyday comfort! Nestled in the sought-after neighborhood of Sage Hill, this residence has NO condo fees and blends spacious interiors with thoughtful touches throughout. Stepping inside the lower level offers a versatile space that you can customize to your needs, whether you envision a dedicated office space, a home gym, or even a playroom, this area provides the flexibility to meet your family's unique needs. With easy access to the double attached garage, you'll appreciate the practicality and additional storage space it offers. Moving upstairs, the open-concept layout immediately welcomes you with an expansive living & dining area that is perfect for both relaxing and entertaining. The kitchen features ceiling-height cabinetry that offers abundant storage but also enhances the room's elegant aesthetic. Stainless steel appliances contrasts beautifully with the polished quartz countertops, creating a space as functional as it is stylish. Complete with a kitchen island and a spacious walk-in pantry! From the kitchen the spacious nook and living room awaits. The cozy eating nook is perfect for casual family meals or intimate dinners. The living room, bathed in natural light flows effortlessly into the deck providing an ideal spot for morning coffee or evening gatherings. A 2pc bathroom completes this main floor! Venturing upstairs, the upper level hosts three generously sized bedrooms, each designed to offer a peaceful retreat. The primary suite features a luxurious 5-piece ensuite with dual vanity and a spacious walk-in closet. The additional bedrooms share a well-appointed 4-piece bathroom, perfect for family or guests. Convenience is woven into the fabric of this home with the inclusion of an upper-level laundry space. Additional features include central air conditioning! Close to all schools, parks and all...

Other 12.33 Ft x 12.92 Ft

Living room 14.92 Ft x 13.00 Ft

Dining room 14.00 Ft x 7.33 Ft

Kitchen 12.92 Ft x 14.00 Ft

2pc Bathroom Measurements not available

Primary Bedroom 10.50 Ft x 11.67 Ft

Bedroom 9.33 Ft x 10.67 Ft

Bedroom 9.25 Ft x 8.75 Ft

4pc Bathroom Measurements not available

5pc Bathroom Measurements not available

Listing Presented By:



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