



## 340 Sage Hill Circle Calgary Alberta

\$629,990

Welcome to this stunning 4-level townhome, offering an expansive 1,800+ square feet of meticulously designed living space. Boasting 4 spacious bedrooms and 4.5 luxurious bathrooms, this home provides both comfort and style for modern living. The attached tandem garage accommodates two vehicles, with additional parking available on the full-length driveway for your guests. Inside, the home is bathed in natural light thanks to east/west-facing windows and soaring 9' ceilings, creating a bright and airy ambiance on the main floor.

This level features an open-concept living room, a sleek, modern kitchen, and a generously sized dining area that seamlessly connects to a private patio equipped with a gas line for effortless BBQs. The contemporary kitchen is a chef's dream, complete with 42" upper cabinets that extend to the ceiling, high-end stainless steel appliances, and an impressive 10' island with a breakfast bar, perfect for casual dining or entertaining. On the 3rd floor, the master suite offers a peaceful retreat with its own private balcony, a walk-through closet, and a 4-piece ensuite bathroom. This level also includes a second bedroom, a full bathroom, and a conveniently located laundry area. The 4th level is equally impressive, featuring two additional bedrooms, each with its own private ensuite. The east-facing bedroom stands out with a spacious walk-in closet and a private terrace accessed through large glass doors, offering a tranquil outdoor escape. This townhome is not only beautifully designed but also built to last, featuring a maintenance-free, non-combustible exterior crafted from premium materials like acrylic stucco, steel siding, and stone facia. With its thoughtful layout and high-quality finishes, this home truly offers a sophisticated and low-maintenance lifestyle. (id:6769)

Bedroom 11.58 Ft x 9.50 Ft  
 Bedroom 13.50 Ft x 9.50 Ft  
 2pc Bathroom 3.00 Ft x 6.75 Ft  
 Bedroom 10.00 Ft x 10.42 Ft

4pc Bathroom 4.92 Ft x 7.75 Ft  
 Primary Bedroom 15.33 Ft x 10.83 Ft  
 4pc Bathroom 8.17 Ft x 7.75 Ft  
 4pc Bathroom 7.92 Ft x 4.92 Ft

Listing Presented By:



Originally Listed by:  
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