322 SAGE HILL Circle Calgary Alberta

$598,500

This spacious 4-level, 4-bedroom, 4.5-bathroom townhome offers an unmatched 1970+ square feet of living space. The attached tandem garage provides parking for two vehicles with room for visitors on the full-length driveway. The east/west facing windows and 9' ceiling emphasize a bright and open main floor which features the open living room, modern kitchen, and large dining area leading to the patio with gas connection for BBQs. The contemporary kitchen is complete with 42" cabinet risers to the ceiling, stainless steel appliances, and a massive 10' island with breakfast bar. Upstairs on the 3rd floor, the large master bedroom features a private balcony, walk-through closet, and a 4-piece washroom. Also on this floor are the 2nd bedroom, full bathroom and laundry. Still to view is the 4th level, which includes the 3rd and 4th bedrooms equipped with private ensuites. The east-facing room features its own large walk-in closet and a private terrace accessed through large glass doors. This home is thoughtfully designed and includes a maintenance-free, non-combustible, upgraded exterior. It comprises high-quality materials such as acrylic stucco, steel siding, cabinetry, stone, LVP, and carpet. The area size was calculated by applying the RMS to the blueprints provided by the builder. The Images are taken from an identical unit . (id:6769)

Living room 15.42 Ft x 12.33 Ft	4pc Bathroom .00 Ft x .00 Ft
Kitchen 14.17 Ft x 11.83 Ft	Primary Bedroom 13.08 Ft x 9.50 Ft
Dining room 11.83 Ft x 11.00 Ft	Primary Bedroom 11.67 Ft x 9.50 Ft
2pc Bathroom .00 Ft x .00 Ft	Other 3.83 Ft x 11.17 Ft
Bedroom 15.42 Ft x 10.83 Ft	4pc Bathroom .00 Ft x .00 Ft
Bedroom 9.67 Ft x 10.50 Ft	4pc Bathroom .00 Ft x .00 Ft
4pc Bathroom .00 Ft x .00 Ft	

Listing Presented By:

Originally Listed by:
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