



70 Sage Hill Walk Calgary Alberta

\$269,900

Welcome to your brand new home! This never-lived-in one-bedroom, one-bath condo was just completed in 2025 and is covered by Alberta's New Home Warranty--up to 10 years for peace of mind, plus a full comprehensive builder warranty for the first year. Enjoy the benefits of a south-facing unit with large windows that flood the space with natural light. The stylish and upgraded LVP flooring runs throughout, offering a sleek, modern look and easy maintenance. The gorgeous kitchen features granite countertops, ample cabinet space, and thoughtful design--perfect for everyday cooking or entertaining guests. A separate HVAC system for each unit ensures always-fresh air--a rare and valuable feature in condo living. This unit includes one titled parking stall and an assigned storage locker for your convenience. Located in an incredibly convenient area--walking distance to a shopping plaza with grocery stores including Walmart and T&T, plus restaurants, shops, the public library, and other essential services. Quick access to Shaganappi Trail and Stoney Trail makes commuting a breeze. Plus, you're right beside a scenic community green path--perfect for walking, biking, or relaxing outdoors. Don't miss this opportunity to own a modern, low-maintenance home in a prime location - Book you viewing today! (id:6769)

Living room 11.58 Ft x 9.67 Ft

Kitchen 14.33 Ft x 7.42 Ft

Dining room 7.00 Ft x 6.42 Ft

Laundry room 3.58 Ft x 3.25 Ft

Bedroom 11.17 Ft x 8.83 Ft

4pc Bathroom 7.75 Ft x 4.92 Ft

Listing Presented By:



Originally Listed by:
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