

37 Sage Hill Path Calgary Alberta

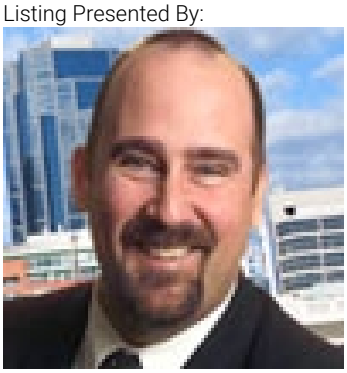
$559,900

Welcome to refined, modern living in this exceptional two-storey end-unit townhouse, ideally located in the highly desirable community of Sage Hill NW. Offering 1,355 sq. ft. of thoughtfully designed living space, this beautiful home perfectly blends contemporary style, everyday functionality, and long-term value--with NO CONDO FEES. Step inside to a bright and inviting open-concept main floor, where the living, dining, and kitchen areas flow seamlessly together. The stylish L-shaped kitchen is designed for both everyday living and entertaining, featuring sleek stone countertops, stainless-steel appliances, upgraded lighting, ample cabinetry, and a convenient corner pantry. A cozy breakfast nook, practical mudroom, and two-piece powder room add comfort and functionality to the main level. Photos taken before seller moved out. Upstairs, the spacious primary suite offers a peaceful retreat with vaulted ceilings, a generous walk-in closet, and a well-appointed five-piece ensuite. Two additional generously sized bedrooms provide excellent flexibility for family, guests, or a home office, while the conveniently located upper-floor laundry makes everyday living effortless. The basement, which is undeveloped, presents an exciting opportunity to personalize your home, with over 437 sq. ft. of potential additional living space. Two large windows and a bathroom rough-in provide an ideal foundation for future development--whether you envision a home theatre, fitness area, recreation room, office, or additional living space. Step outside to a fully fenced and beautifully landscaped backyard, featuring a spacious deck with a convenient gas line--perfect for summer BBQs and outdoor entertaining. A double detached garage provides ample parking and storage, while the desirable end-unit location offers added privacy and enhanced curb appeal. Ideally situated just minutes from Sage ...

4pc Bathroom 2.62 M x 1.47 M
Bedroom 3.07 M x 2.46 M
Bedroom 4.10 M x 2.64 M
5pc Bathroom 3.22 M x 1.60 M
Primary Bedroom 3.99 M x 3.48 M

1pc Bathroom 2.08 M x .89 M
Kitchen 4.78 M x 3.99 M
Dining room 3.83 M x 2.87 M
Living room 3.99 M x 3.79 M

Listing Presented By:



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