



# 3727 Sage Hill Drive Calgary Alberta

\$259,900

Welcome to comfortable, low-maintenance living in the friendly, northwest community of Sage Hill. This bright one-bedroom condo comes with TITLED UNDERGROUND PARKING and offers a smart, functional layout that is bathed in natural light. Easy care vinyl plank flooring runs through the main living space and bedroom and is complemented by quality stainless-steel appliances, including an induction stove, & quartz countertops in the kitchen. Convenient in-suite laundry. Enjoy year-round comfort with AIR CONDITIONING, and relax on your private SOUTH-FACING BALCONY -- perfect for morning coffee or evening unwinding. The home also includes TITLED PARKING a dedicated STORAGE LOCKER for all your extras, as well as BICYCLE STORAGE for added practicality. LOW CONDO FEES make ownership easy and INCLUDES these UTILITIES: heat, water, sewer, and trash collection. Located within walking distance from shopping, restaurants, public transportation and everyday amenities, this property offers excellent convenience whether you're a first-time buyer, downsizer, or investor. (id:6769)

Laundry room 3.67 Ft x 3.83 Ft

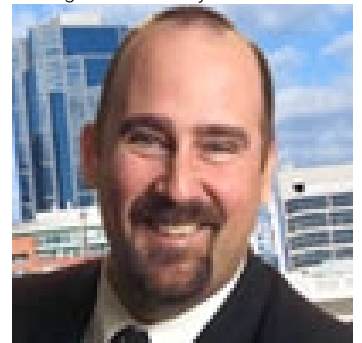
4pc Bathroom 5.00 Ft x 9.25 Ft

Living room/Dining room 10.83 Ft x 16.17 Ft

Primary Bedroom 10.67 Ft x 10.67 Ft

Kitchen 11.50 Ft x 12.58 Ft

Listing Presented By:



Originally Listed by:  
CIR Realty

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**RE/MAX Realty Professionals**

#10, 6020 - 1A ST SW , Calgary, AB,

Phone: 403-259-4141  
darylcarlson@shaw.ca