



## 55 Sage Bluff Green Calgary Alberta

\$897,550

Welcome home, a luxurious and beautifully upgraded property that has been lovingly maintained by the original owners. Backing onto a green space corridor, this property combines privacy, nature, and elegant living. Offering over 2,500 sq. ft. of fully finished living space, this residence is designed with both comfort and function in mind. The main level features an open-concept layout with high-end finishes, a spacious kitchen, and seamless flow into the dining and living areas -- perfect for entertaining or family living. Upstairs, you'll find a fabulous central bonus room that separates the primary suite from the secondary bedrooms. The primary retreat features a spa-like ensuite with a soaker tub, walk-in shower, dual sinks, and not one but two walk-in closets. At the front of the home, you'll also appreciate a proper laundry room with extra shelving, a full bathroom, and two generously sized bedrooms. The fully finished lower level offers a fantastic space for recreation, a home theater, guest bedroom, full bathroom, and additional storage. Outdoors, the attention to detail continues with two tiered deck and stunning landscaping (with sprinkler system) and direct access to an abundance of nearby walking trails, making it easy to enjoy the natural surroundings right from your backyard. With a front-attached garage, thoughtful upgrades throughout, and a location that balances tranquility with convenience, this home truly stands out. (id:6769)

Primary Bedroom 12.58 Ft x 19.08 Ft

5pc Bathroom 14.08 Ft x 13.42 Ft

Bonus Room 14.08 Ft x 14.08 Ft

Laundry room 7.33 Ft x 9.00 Ft

4pc Bathroom 11.08 Ft x 5.08 Ft

Bedroom 10.75 Ft x 11.86 Ft

Bedroom 9.92 Ft x 15.75 Ft

Recreational, Games room 14.67 Ft x 18.67 Ft

Bedroom 11.58 Ft x 14.08 Ft

4pc Bathroom 10.67 Ft x 5.00 Ft

Furnace 10.75 Ft x 25.58 Ft

Dining room 13.00 Ft x 12.08 Ft

Living room 14.00 Ft x 18.67 Ft

Kitchen 13.00 Ft x 15.67 Ft

2pc Bathroom 5.42 Ft x 4.83 Ft

Listing Presented By:



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