\$479,900 - 357 Sage Hill Circle Nw, Calgary

MLS® #A2268105

\$479,900

2 Bedroom, 3.00 Bathroom, 1,616 sqft Residential on 0.00 Acres

Sage Hill, Calgary, Alberta

** LOVE YOUR LIFESTYLE! * Dual Primary bedrooms + 3 bathroom + 2-car parking with an attached garage ** This modern 3-story air-conditioned 1615+ SF townhome is ideally located in the community of Sage Hill and close to the many amenities - Transit, parks, shopping, pathways, dog parks, community center, Beacon Hill, and FUN! The spacious main living area features a large living room, an open kitchen, and a dining room, all of which have bright east-facing windows. The open "Chef's" kitchen features ample counter space, wood-style cabinet doors, white quartz waterfall-edge countertops, a pantry closet, and stainless steel appliances. BONUS: smooth top electric stove with OTR microwave, and water line service to the fridge with ice/water door dispensing. A sizeable east-facing outdoor 27' x 4'/6' upper deck is quickly accessed through the patio door and offers a nice place to enjoy the BBQ with a gas line on your summer evenings. BONUS: The great room offers an electric fireplace with a custom tile-faced wall detail. The upper floor features two good-sized bedrooms, both with private ensuite bathrooms. The primary bedroom layout features a private upper 10' x 6' balcony, ensuite with a super-sized soaker tub / separate shower, and his/her closets. The second primary bedroom features soaring, high-vaulted ceilings. This home has everything you need with a functional yet stylish layout. A quick possession date is available! Call your friendly REALTOR(R) to







Built in 2016

Essential Information

MLS® # A2268105 Price \$479,900

Bedrooms 2
Bathrooms 3.00
Full Baths 2
Half Baths 1

Square Footage 1,616
Acres 0.00
Year Built 2016

Type Residential

Sub-Type Row/Townhouse

Style 3 Storey
Status Active

Community Information

Address 357 Sage Hill Circle Nw

Subdivision Sage Hill
City Calgary
County Calgary
Province Alberta
Postal Code T3R 1V2

Amenities

Amenities Parking, Snow Removal, Trash, Visitor Parking

Parking Spaces 2

Parking Double Garage Attached, Garage Door Opener, Garage Faces Front,

Insulated, Garage Faces Side, Secured, Tandem

of Garages 2

Interior

Interior Features Built-in Features, Closet Organizers, High Ceilings, Kitchen Island, Open

Floorplan, Quartz Counters, Recessed Lighting, Vaulted Ceiling(s), Vinyl

Windows, Walk-In Closet(s)

Appliances Central Air Conditioner, Dishwasher, Garage Control(s), Microwave

Hood Fan, Refrigerator, Washer/Dryer, Window Coverings

Heating Forced Air, Natural Gas

Cooling Central Air

Fireplace Yes

of Fireplaces 1

Fireplaces Electric, Decorative

of Stories 3

Basement None

Exterior

Exterior Features Balcony, Lighting
Lot Description Fruit Trees/Shrub(s)

Roof Asphalt Shingle, Flat Torch Membrane

Construction Stone, Stucco, Wood Frame, Aluminum Siding

Foundation Poured Concrete

Additional Information

Date Listed October 31st, 2025

Days on Market 1

Zoning M-1 d100

Listing Details

Listing Office Jayman Realty Inc.

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