

# \$299,777 - 6, 4 Sage Hill Terrace Nw, Calgary

MLS® #A2203884

**\$299,777**

2 Bedroom, 2.00 Bathroom, 799 sqft

Residential on 0.00 Acres

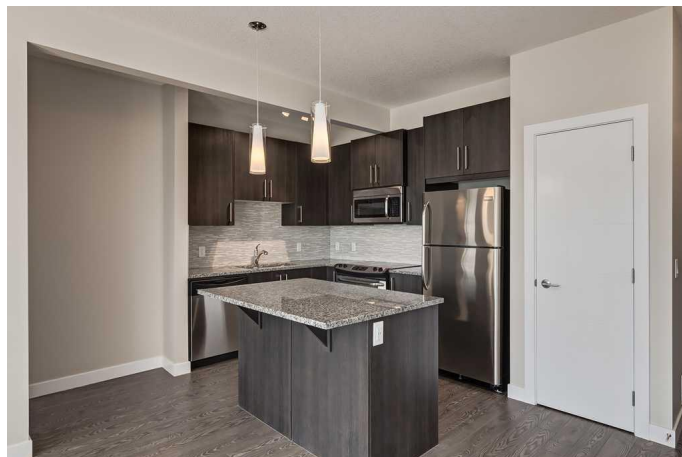
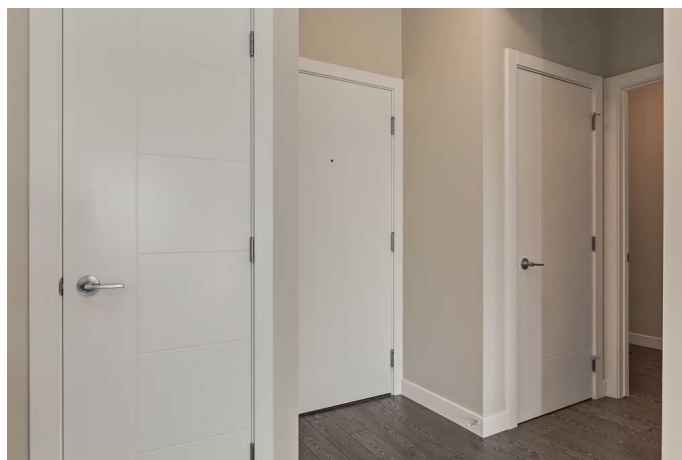
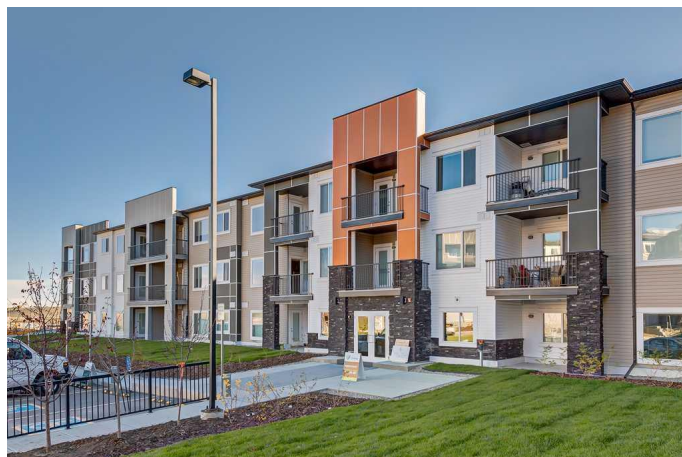
Sage Hill, Calgary, Alberta

Excellent 2 bedroom plus den with 2 full bathrooms. This ground floor home has newer vinyl plank flooring throughout, it is a well laid out ground floor unit has a great open floor plan with bedrooms on opposite sides, and a private den or in-suite storage room as you prefer. L- shaped kitchen has tons of cabinetry, loads of granite countertops with an undermount sink, granite island and stainless steel appliances. The master bedroom overlooks the ravine and has a 4 piece ensuite with walk through closet. Insuite Laundry with full sized stacked machines. East facing patio opens to a small green area, would be great for a family with a dog.

Built in 2015

## Essential Information

|                |                   |
|----------------|-------------------|
| MLS® #         | A2203884          |
| Price          | \$299,777         |
| Bedrooms       | 2                 |
| Bathrooms      | 2.00              |
| Full Baths     | 2                 |
| Square Footage | 799               |
| Acres          | 0.00              |
| Year Built     | 2015              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |



## Community Information

|             |                           |
|-------------|---------------------------|
| Address     | 6, 4 Sage Hill Terrace Nw |
| Subdivision | Sage Hill                 |
| City        | Calgary                   |
| County      | Calgary                   |
| Province    | Alberta                   |
| Postal Code | T3R 0W4                   |

## Amenities

|                |                |
|----------------|----------------|
| Amenities      | None           |
| Parking Spaces | 1              |
| Parking        | Outside, Stall |

## Interior

|                   |                                                                                                              |
|-------------------|--------------------------------------------------------------------------------------------------------------|
| Interior Features | Granite Counters, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Walk-In Closet(s) |
| Appliances        | Dishwasher, Electric Stove, Microwave, Refrigerator, Washer/Dryer                                            |
| Heating           | In Floor                                                                                                     |
| Cooling           | None                                                                                                         |
| # of Stories      | 4                                                                                                            |

## Exterior

|                   |                                 |
|-------------------|---------------------------------|
| Exterior Features | None                            |
| Construction      | Stone, Vinyl Siding, Wood Frame |

## Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | April 2nd, 2025 |
| Days on Market | 18              |
| Zoning         | M-1             |

## Listing Details

|                |            |
|----------------|------------|
| Listing Office | Bow Realty |
|----------------|------------|

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