

# \$359,900 - 2205, 3727 Sage Hill Drive Nw, Calgary

MLS® #A2202266

**\$359,900**

2 Bedroom, 2.00 Bathroom, 822 sqft

Residential on 0.00 Acres

Sage Hill, Calgary, Alberta

OPEN HOUSE on Saturday, April 12th from 2-4pm. This modern 2-bedroom, 2-bathroom condo offers a bright and spacious open-concept design with high-end finishes throughout. The kitchen is equipped with stainless steel appliances, granite countertops, and a large islandâ€”perfect for cooking and entertaining. The primary bedroom includes a full ensuite bathroom with granite countertops, and the second full bathroom offers the same quality finishes.

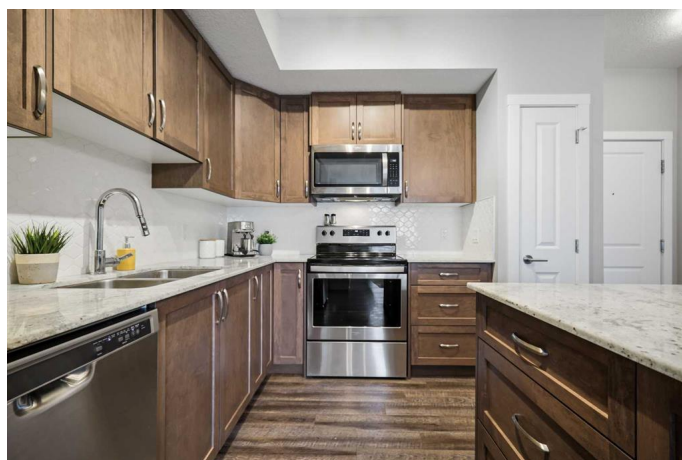
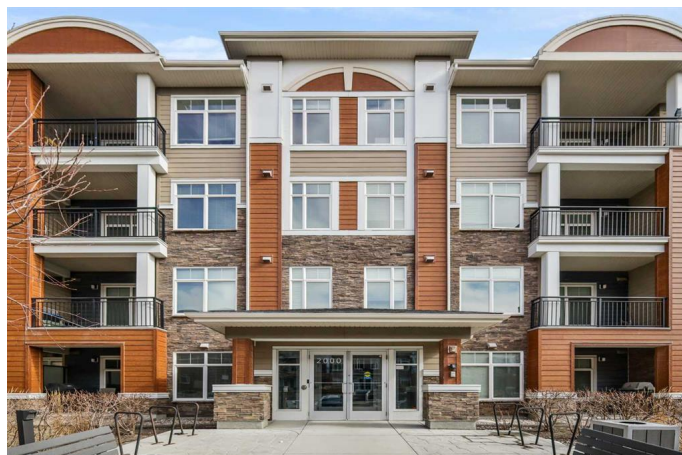
Enjoy the durability and style of luxury vinyl plank flooring in the kitchen, living room, and bathrooms. Additional conveniences include in-suite laundry, air conditioning, a separate titled underground parking stall, and an assigned storage locker. The private balcony with gas barbeque hookup provides a perfect spot to relax and unwind.

Move-in ready with all major appliances includedâ€”schedule your showing today!

Built in 2018

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | A2202266  |
| Price          | \$359,900 |
| Bedrooms       | 2         |
| Bathrooms      | 2.00      |
| Full Baths     | 2         |
| Square Footage | 822       |
| Acres          | 0.00      |



|            |                   |
|------------|-------------------|
| Year Built | 2018              |
| Type       | Residential       |
| Sub-Type   | Apartment         |
| Style      | Single Level Unit |
| Status     | Active            |

### **Community Information**

|             |                               |
|-------------|-------------------------------|
| Address     | 2205, 3727 Sage Hill Drive Nw |
| Subdivision | Sage Hill                     |
| City        | Calgary                       |
| County      | Calgary                       |
| Province    | Alberta                       |
| Postal Code | T3R 1T7                       |

### **Amenities**

|                |  |
|----------------|--|
| Amenities      | Visitor Parking, Elevator(s), Secured Parking, Storage |
| Parking Spaces | 1  |
| Parking        | Titled, Underground                                    |
| # of Garages   | 1  |

### **Interior**

|                   |   |
|-------------------|---|
| Interior Features | Granite Counters, High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan              |
| Appliances        | Dishwasher, Dryer, Microwave Hood Fan, Refrigerator, Washer, Window Coverings, Electric Range |
| Heating           | Natural Gas, Baseboard  |
| Cooling           | Central Air   |
| # of Stories      | 4   |

### **Exterior**

|                   |                              |
|-------------------|------------------------------|
| Exterior Features | BBQ gas line, Balcony        |
| Roof              | Asphalt Shingle              |
| Construction      | Composite Siding, Wood Frame |
| Foundation        | Poured Concrete              |

### **Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | March 14th, 2025 |
| Days on Market | 50               |
| Zoning         | M-2              |

**Listing Details**

Listing Office                      RE/MAX Realty Professionals

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